Social Monitoring Report

PUBLIC

Semi-Annual Report
July – December 2023
January 2026

Philippines: South Commuter Railway Project — Tranche 1

Prepared by the Department of Transportation (DOTr) for the Government of the Republic of the Philippines and the Asian Development Bank (ADB).

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CURRENCY EQUIVALENTS

(as of 31 January 2024)

Currency unit	–	Philippine Peso (₱)
P1.00	=	$ 0.01773
$1.00	=	₱ 56.3403

ABBREVIATIONS

ADB	–	Asian Development Bank
AH	–	Affected Household
AP	–	Affected Person
CIS	–	Customer Information Sheet
CF	–	Community Facilitator
CP	–	Contract Package
DED	–	Detailed Engineering Design
DHSUD	–	Department of Human Settlements and Urban Development
DOLE	–	Department of Labor and Employment
DOTr	–	Department of Transportation
DPWH	–	Department of Public Works and Highways
ECQ	–	Enhanced Community Quarantine
EMA	–	External Monitoring Agent
FAQ	–	Frequently Asked Question
FGD	–	Focus Group Discussion
GC	–	General Consultant
GCQ	–	General Community Quarantine
GCR	–	Greater Capital Railway
GFI	–	Government Financing Institution
GIS	–	Geographic Information System
GR	–	Grievance Redress
GRM	–	Grievance Redress Mechanism
HUDCC	–	Housing and Urban Development Coordinating Council (currently DHSUD)
IA	–	Implementing Agency
IEC	–	Information, Education, And Communication
ISF	–	Informal Settler Family
JDT	–	JICA Design Team
JICA	–	Japan International Cooperation Agency
KII	–	Key Informant Interview
KSA	–	Key Shelter Agency
LBP	–	Land Bank of the Philippines
LDP	–	Livelihood Development Program
LGU	–	Local Government Unit
LHB	–	Local Housing Board
LIAC	–	Local Inter-agency Committee
LRIP	–	Livelihood Restoration and Improvement Program
MCRP	–	Malolos-Clark Railway Project
MOA	–	Memorandum Of Agreement
NGA	–	National Government Agency

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NHA	–	National Housing Authority
NoT	–	Notice of Taking
NTC	–	Notice to Compensate
O&M	–	Operations and Maintenance
OTB	–	Offer to Buy
OTC	–	Offer to Compensate
PhP	–	Philippines Peso
PIAC	–	Project Inter-Agency Committee
PIB	–	Project Information Brochure
PMO	–	Project Management Office
PNR	–	Philippine National Railways
PROW	–	Project Right-of-Way
RAP	–	Resettlement Action Plan
RCS	–	Replacement Cost Study
RIMC	–	RAP Implementation Management Committee
ROW	–	Right-of-Way
RRAP	–	Relocation and Resettlement Action
SCM	–	Stakeholder Consultation Meeting
SCRP	–	South Commuter Railway Project
SES	–	Socio-Economic Survey
SHFC	–	Social Housing Finance Corporation
SPS	–	Safeguard Policy Statement
TWG	–	Technical Working Group

GLOSSARY

Affected business	–	All types of businesses regardless of scale whose normal operation will be severely or marginally affected by the project.
Affected households (AHs)	–	All households whose residence will be affected by the project.
Affected persons (APs)	–	All persons or entity who are residing, using, or operating, at the time of cut-off-date, and/or owning a property in an area which will be acquired for project right-of-way, regardless of type of displacement and severity of impact.
Informal settler family (ISF)	–	A household that does not have a legal or legal right to own the land they occupy, homeless or do not own property anywhere else. This may include structure owners and renters, rent-free occupants, caretakers, and sharers.
JICA Design Team	–	Refers to the team of international and Philippine consultants engaged by JICA to assist DOTr in undertaking surveys, conducting interviews with affected persons, and drafting resettlement plans and policies.
Landowner	–	Refers to legal owners of affected land that will be acquired for the project.

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Non-landowner	–	Refers to project affected persons who responded that they do not own the land during the SES. These include structure owners (with or without permission from the landowner), renters, sharers, rent-free occupants and caretakers (in both formal and informal structures), regardless of income.
PNR Right-of-Way (PNR ROW)	–	Refers to the existing right-of-way owned by the PNR.
Project ROW (PROW)	–	Refers to the ROW of this project.
Replacement cost	–	The cost necessary to replace the affected structure or improvement with a similar asset based on current market prices. The cost of replacing lost assets and incomes includes cost of transactions, repair cost and other associated costs for the restoration of residual property, if any.
Temporary accommodation	–	An interim site or rental unit where the APs will move temporarily while awaiting completion of permanent relocation site.
Validation	–	The process of verifying or checking the accuracy of census information provided by the APs during the preparation of the RAP.

NOTE

(i) The fiscal year (FY) of the Government of Philippines and the Department of Transportation ends on 31 December

(ii) In this report, "$" refers to United States dollars unless otherwise stated

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EXECUTIVE SUMMARY

1. The main objective of the semi-annual social monitoring report is to assess the progress between July and December 2023 in updating the detailed engineering design (DED) Resettlement Action Plans (RAPs) and to evaluate the conduct of relevant implementation activities of the RAP prepared in accordance with the Guidelines for Environmental and Social Considerations (2010) of the Japan International Cooperation Agency (JICA) and the Safeguards Policy Statement (SPS) of the Asian Development Bank (ADB 2009).

2. This report also identifies key issues and challenges on the timely and effective implementation of resettlement action plan and enumerates mitigating actions taken by the Department of Transportation (DOTr). In this reporting period, the DOTr has conducted the following activities in compliance with social safeguards covenants:

   (i) **Updating of Resettlement Action Plans.** DED RAPs for Landowners and Non-Landowners for Manila 2 (Blumentritt-Paco) Section have been conditionally approved by ADB on January 17, 2023, and DED RAPs for Makati-Buli Section and for Tunnel Section have also been conditionally approved by ADB on January 22, 2023. Whilst the DOTr has obtained conditional ADB approval for RAP of Landowners and RAP of Non-landowners for Muntinlupa-Calamba Section on July 27, 2022. Activities and preparation of Due Diligence Reports (DDR) to comply with ADB conditions are progressing for all sections. DDRs for utility relocation and landlocked areas for Muntinlupa-Calamba Section were approved by ADB on September 5, 2023.

   (ii) **Internal Monitoring System.** As for internal monitoring on land acquisition and resettlement, the Project Management Office (PMO) of the South Commuter Railway Project (SCRP) has regular internal meetings to discuss the progress and extent to which the social safeguards policies are carried out. The PMO has weekly reporting on the status of the project and provides updates on the implementation of the RAP, attended by Usec. Chavez and the Project Managers. The RAP sub-teams, composing of those in-charge of land acquisition (LA), informal settler families and resettlement (ISFR), including livelihood restoration and improvement program (LRIP) and utilities relocation (UR), present the RAP status including issues and concerns encountered including pending items in compliance with the RAP. In addition, there are bi-weekly meetings conducted together with the general consultant, to discuss the ways forward of pending items for compliance. The establishment of the project's internal monitoring system is important to assess the level of RAP implementation by the DOTr with its partner agencies and other key stakeholders.

   (iii) **Institutional Arrangements for Land Acquisition and Resettlement.** Regarding RAP Implementation and Management Committee (RIMC) Memorandum of Agreement (MOA) to be executed with the LGUs in SC, DOTr endorsed to all ten (10) LGUs in SC section in September 2022. However, since most LGUs have newly elected mayors and local officials, the RIMC MOA must go through the LGU signing process again. The RIMC

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creations in the NCR Section are ongoing discussion with the LGUs. On the other hand, all the RIMC MoAs for Laguna LGUs were signed by the LGU's mayors during this reporting period, except for Cabuyao, who needs to re-signature due to revision of the signatory. Related to the creation of Local Inter-Agency Committee (LIAC), all LGUs completed the creation of LIAC. The LIAC meeting is conducted regularly in each LGU. The rental subsidy resolution procedures are underway for the City of Manila, Taguig, Makati and Paranaque. During this reporting period, revisiting the RRAP Workshops were conducted in 5 LGUs in Laguna in October 2023. A regular monthly Key Shelter Agency (KSA) coordination meeting was held on September 27 and December 12, 2023, to discuss various issues and concerns related to the relocation of APs.

(iv) **Delivery of Entitlements.** As of December 30, 2023, Notice of Takings (NoTs) have been delivered to landowners of 1,572 lots (76%) and collections of requirements, preparation and issuance of Request for Donation (RfD)-Offer to Buy (OtB), signing of Deed of Absolute Sale (DOAS) and payment is progressing. As of December 2023, OtBs have been issued for landowners of 69 lots in total, 58 lots accepted, 2 lots refused, 9 lots are under 30 day's review, 20 DOAS signed, and 20 lots have already been fully paid. For non-landowners, the NoT issuance for Structure owners within PNR ROW and Pabatid for Non-Structure Owners is ongoing as of December 2023. The Customer Information Sheet (CIS) data gathering for NLO with an estimated total compensation of less than PHP 500K is ongoing for the remaining HHs in all affected LGUs. The activities focus more on facilitating and assisting the NLO APs in securing the applicable requirements.

(v) **Grievance Redress Mechanism.** The DOTr, in accordance with ADB's operational policies, has established and executes GRM to provide a reliable structure that can prevent, minimize, and resolve concerns of APs relative to resettlement and land acquisition, civil works, and environmental considerations. The APs have access to a wide range of channels to raise their queries, report their concerns, and follow-up on the status of their grievances. The APs may personally file their grievances to a DOTr Grievance officer during an on-ground project activities and to a local grievance officer in respective local government offices; send a message through GRM Hotline number +63922 1101 060; lodge their grievances on the Project website address www.NSCR.com.ph; email address nscr.grm@dotr.gov.ph; APs may submit their grievance through a letter to any project proponents' offices; send their concerns to Presidential Citizens' Complaint Center's hotline contact number "8888" through a call or text or messaging through its website www.8888.gov.ph; and they may also directly raise their grievance through Grievance Redress focal of any project proponents such as the contractors, consultants, and partner implementers. From July to December 2023, 45 RAP grievances were received in the South segment. All RAP grievances are closed and resolved.

(vi) **Livelihood Restoration and Improvement Program.** In the Blumentritt-Calamba Section, the regular LRIP meetings have been conducted to align

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the LRIP activities in SC. From October to December 2023, the highlight of activities was the preparation and conduct of the launch of the LRIP. The event surfaced the coordination efforts of the DOTr in partnering with the various government and private agencies to support the APs. During this reporting period, various activities such as vocational trainings, job matching and provision of employment opportunities, among other activities, were conducted related to LRIP in LGUs of Laguna. In early December, the DOTr discussed the ADB request for a stand-alone LRIP Guide or Reference for the Project. Scheduling the production of the outline and fleshing out the document was conducted.

3. The focus of the next reporting period will be on the updates of the following: (i) compliance of the RAPs with ADB-JICA social safeguards policies, (ii) progress of institutional arrangements and capacity building on RAP implementation for its implementing staff and partner agencies, (iii) status and progress of fund allocation disbursements, (iv) delivery of entitlements, (v) progress on the resettlement preparation and construction of relocation sites, (vi) status of grievance redress mechanism, (vii) progress on livelihood restoration, and (viii) gender-disaggregated information on the resettlement implementation.

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I. CONTEXT OF THE SOCIAL MONITORING REPORT

A. Project Details

4. The Government of the Philippines (GoP) requested the Japan International Cooperation Agency (JICA) and the Asian Development Bank (ADB) for assistance in preparing and financing the North South Railway Project - South Line (Commuter), hereafter referred to as South Commuter Railway Project (SCRP).

5. The project will have impacts associated with the clearance of project right-of-way (ROW) involving structures and improvements, trees and crops of people residing within PNR's existing ROW. The impacts have been identified and measures to address them have been included in the conditionally approved RAPs within the socio-economic context of affected persons in the locations and present agreed measures to fully mitigate impacts within a time-bound plan. This social monitoring report is to be submitted semi-annually to report progress in the mitigation of identified impacts to projected-affected persons. This report is inclusive of the months from July to December 2023. The monitoring requirements for this reporting are based on Chapter 13 (Monitoring and Evaluation) of the conditionally approved RAP Report for SCRP. The guide questions indicated in the RAP also helped in the completion of this reporting.

6. The South Commuter Railway Project (SCRP) is part of the government's efforts to promote inclusive growth and improve the public transport services to currently underserved areas in the country. SCRP is expected to ease traffic congestion on the existing national and local roads along the railway's route and reduce Metro Manila traffic, while accelerating economic growth and expansion along the project's influence areas.

7. The SCRP traverses six cities in the National Capital Region, namely Manila, Makati, Taguig, Parañaque, Pasay and Muntinlupa, and five cities in the Province of Laguna consisting of San Pedro, Biñan, Santa Rosa, Cabuyao and Calamba. The length of the SCRP will be approximately 54.6 km connecting Blumentritt Station with Calamba Station; a 5.6 km connecting line Bicutan-FTI-Senate Station which will allow operation of direct trains from Calamba to station along the Metro Manila Subway in Bonifacio Global City (BGC), Ortigas, Quezon City and Valenzuela City and a depot site in Valenzuela City. The project will promote and ensure sustainable development of Metro Manila, the Greater Capital Region (GCR), and the Philippines.

B. Objective and Scope of the Semi-annual Social Monitoring Report

8. The main objective of the semi-annual social monitoring is to report the progress of the conduct of RAP implementation activities. The SMR also identifies key issues and challenges in the timely and effective implementation of resettlement planning. The specific objectives are the following:

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i. Ascertain whether the social safeguards plan has met its objectives and whether the objectives were suited with the conditions encountered by affected persons (APs);
ii. Assess the timely delivery of compensation and assistance payments;
iii. Assess the extent to which consultation and disclosure activities are inclusive, accessible, and effective in conveying key information on RAPs and there are opportunities for APs to participate in the decision-making involving project components that affect them such as resettlement and livelihood restoration activities;
iv. Review the effectiveness of the grievance redress mechanism (GRM), its accessibility, and responsiveness in addressing grievances and issues raised from APs; and
v. Suggest modifications to the implementation procedure of the social safeguards plan, if necessary, to achieve the objectives of RAPs.

C. Monitoring Indicators and Parameters

9. This semi-annual social monitoring report covers safeguards compliance and internal monitoring activities conducted from July to December 2023. The semi-annual social monitoring report is focused on the progress of the implementation of social safeguard activities with special focus on the following:

i. Status of the updated DED RAPs that are compliant with ADB and JICA safeguards policies;
ii. Report progress on institutional arrangements on RAP implementation and capacity building conducted for its implementing staff and partner agencies;
iii. Status and progress of fund allocation disbursements;
iv. Report progress on the delivery of entitlements;
v. Progress on the resettlement preparation and construction of relocation sites;
vi. Status of help desks and the central grievance desks;
vii. Progress on livelihood restoration including STVC implementation; and
viii. Gender-disaggregated information in the resettlement implementation.

D. Methodological Approach

10. This report was prepared based on the monitoring indicators and parameters of the RAP. The status of RAP activities was based on the documentation by the general consultant, the Greater Capital Railways Consortium (GCR), with technical input from the SCRP Project Management Office of the DOTr. The analysis in this report was based on available project-related documents, minutes of meetings with various project stakeholders, RAP survey data including masterlists of APs, the central GRM database, and written agreements concluded between the DOTr and key shelter agencies (KSAs) or government financing institutions (GFI) in the form of MOA or letters. The document review provided a balance between qualitative and quantitative data and insights into the existing resettlement and program strategies.

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II. SEMI-ANNUAL MONITORING RESULTS

A. Updated Resettlement Action Plans

1. Updated Detailed Engineering Design Resettlement Action Plans

11. The DED RAP is compliant with the Philippine Government, JICA, and ADB social safeguards. It covers the eight (8) contract packages of the SCRP. On five updated DED RAPs, i.e., RAPs for Landowners and Non-Landowners for CP S-02 (Blumentritt-Paco Section), CP S-03a,b and c (Makati-Buli Section), RAP for the Tunnel Section as part of CP S-03b, and RAP of Landowners and RAP of Non-landowners for CP S-04 to CP S-07 (Muntinlupa-Calamba Section) The DOTr has obtained conditional ADB approval for all these DED RAPs as of December 2023 as shown table below.

Table II-1. Contract Package for SCRP and corresponding DED RAP

CP	Area Coverage	Target AP	Approval
S-02	Manila Phase 2 (Blumentritt to Paco)	Landowners and non-landowners	Conditional approval on January 17, 2023
S-03 a,b,c	Makati to Buli, Muntinlupa	Landowners and non-landowners	Conditional approval on January 22, 2023
S-03b	Senate-FTI Tunnel Section	Landowners	Conditional approval on January 22 Jan 2023
S-04~07	Muntinlupa Area 1 to Calamba	Landowners	Conditional approval on July 27, 2022
		Non-Landowners	Conditional approval on July 27, 2022

12. The SC DED RAPs full approval is subject to the DOTr's compliance on the required conditions prior to the handover of the Project Right-of-way for the permanent civil work construction. DOTr requires to prepare a Due Diligence Reports (DDRs) covering the Utility Relocation and NGCP Relocation, Landlocked areas, affected Community Facilities and Resettlement Sites with LRIP updated development Plan and the Compliance Monitoring Report (CMR). The revised SC DED RAPs and DDRs shall be submitted to ADB for approval to fully implement RAP and the permanent civil work construction in the South Section of the project.

13. Due to the complexity of conditions required not only for S-02 to S-03c but also entire South Section, the coordination meeting related to the conditionally approved DED RAPs was conducted among ADB, DOTr and GCR on February14, 2023 to clarify the requirements. ADB and DOTr had a meeting regarding timeline for the compliance of the conditions for SC RAP and NLO status on April 12, 2023, also there was ADB social safeguards site visit for N2SC on April 13-14, 2023, mainly to confirm status of relocation sites and discuss several issues related to relocation sites such as the process of determining amortization amount for socialized housing, the policies that prompted the shift to vertical housing from the original design of one storey housing, the processes involved in developers' land acquisition, environmental clearance and etc. Further, ADB social safeguards site visit for N2SC was conducted on May 30 to June 1, 2023. ADB and DOTr resumed Bi-weekly meeting from October 2023 to discuss not only the status of the

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requirements under conditionally approved RAPs but also construction and RAP implementation status. ADB site visits were conducted for N2 and SC in middle of December 2023.

14. Activities to prepare DDRs and required reports are ongoing as of December 2023. Summary of ADB conditions and compliance status as of December 2023 is shown in table below.

Table II-2. Summary of ADB conditions and compliance status

CP	DD RAP Section	ADB Concurrence	ADB Conditions/Necessary Actions	Status
S-02	Blumentritt to Paco	17-Jan-23 (Conditional)	DDR for Utilities relocation including NGCP Relocation (Site 6) Updated RAP - Updated valuation results with RAP budget - List of consultations conducted after 2021 - Finalized relocation plan	Revised DDR submitted to ADB on Nov 7, received further comments on Nov 23 for revision Pending (Awaiting Parcellary finalization and appraisal) Submitted to DOTr on Feb 28 Ongoing data gathering
S-03a, b, c	Makati- Buli (Muntinlupa)	22-Jan-23 (Conditional)	DDR for Relocation Sites DDR for Landlocked/restricted areas (including S01, 02) DDR for Community facilities (including S01, 02) DDR for Utilities relocation Updated RAP - Updated valuation results with RAP budget - Develop detailed LRIP	Ongoing data gathering On-going On-going Revised DDR submitted to ADB on Oct 25, received further comments on Nov 7 for revision Pending (Awaiting Parcellary finalization and appraisal) Ongoing reworks for stand-alone detailed LRIP
S-03b	Tunnel Section	22-Jan-23 (Conditional)	Communication and consultations regarding easement agreement Possible impact due to additional soil investigations	Rapid survey forms were signed by private LOs, Coordination with government LOs ongoing Revised DDR submitted to ADB on Nov 17
S-04~07	Muntinlupa-Calamba	27-Jul-22 (Conditional)	DDR of Utilities Relocation DDR of Resettlement Sites DDR of Landlocked Areas DDR of Community Facilities Assessment of Mortgaged Properties	Approved by ADB on Sep 5, 2023 Ongoing data gathering and drafting Approved by ADB on Sep 5, 2023 Received further ADB comments on Sep 5, for revision Received DOTr comments on Sep 12, revised report submitted to DOTr on Sep 29

15. **CP S-04 to S-07 Muntinlupa Area 1 to Calamba:** DOTr is required to prepare DDRs covering the Utility Relocation and NGCP Relocation, Landlocked areas, affected Community Facilities and Resettlements Sites with LRIP updated development plan. Also, for mortgaged properties, it was required for DOTr to ensure that compensation is at replacement cost which will allow the affected household to restore the assets with at least the same conditions as before the project acquisition and for DOTr to closely monitor this. During the 2nd quarter of 2023, DDRs were prepared and submitted to ADB, then DOTr received ADB comments on July 14, 2023. Revised DDRs for utility relocation, landlocked areas and community facilities were submitted to ADB by August and DDRs for utility

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relocation and landlocked areas were approved by ADB on September 5, 2023. DDRs for community facilities and resettlement sites are required for further revision, thus necessary data and information collection is ongoing as of December 2023.

(i) **Utility Relocation** - Approved by ADB on September 5, 2023

(ii) **Landlocked Areas** - Approved by ADB on September 5, 2023

(iii) **Community Facilities** - DDR was compiled and submitted to ADB on May 3, 2023. ADB provided their comments on July 14, 2023, and revised DDR submitted to ADB on August 11, 2023. However, further comments have been made by ADB on September 5, 2023. It requires to confirm relocation sites for several public owned community facilities which still doesn't have relocation plans. As of December 2023, coordination with owners of these community facilities is still ongoing to confirm relocation plans to obtain necessary information to finalize DDR.

(iv) **Resettlement Sites -** The preparation of the DDR for Resettlement Sites depends mainly on the criteria used for site selection and the findings of SHFC. During the 2nd quarter of 2023, the survey to gather HHs' responses on the newly proposed relocation sites at San Pedro, Binan and Cabuyao through the Project Information Brochures (PIBs) was conducted, and the result was incorporated in the DDR. However, in addition to these 3 LGUs, the property in Barangay Bagong Silang was identified as the new relocation site for Muntinlupa. The Site Selection Committee (SSC) and LIAC approved it as the Near City Relocation Site in October 2023, while SHFC Board approval is ongoing discussion. The consultation with APs was conducted through the community assembly and SCM with Project Information Brochures (PIBs) relocation site survey has started from November 2023 and ongoing as of December 2023.

(v) **Mortgaged Properties** - For mortgaged properties, to identify all project affected mortgaged properties and to coordinate the status of the mortgages of APs, meetings with concerned mortgagees such as National Housing Authority (NHA), Pagtutulungan sa Kinabukasan, Ikaw, Bangko, Industriya at Gobyerno (Pag-IBIG), Government Service Insurance System (GSIS), Banko Sentral ng Pilipinas (BSP) have been conducted from August to November 2022. As a result, 107 mortgaged properties have been identified as of August 2023. The count based on the documents at hand may change after assessment of the documents to be submitted by the landowners. Based on the available information, draft report was compiled and submitted to ADB in November 2023. As of December 2023, it is still under review by ADB.

16. **CP S-02 Manila Phase 2 (Blumentritt to Paco), CP S-03a, b, c Makati to Buli, Muntinlupa:** For S-02 and S-03a, b, and c, DOTr is also required to prepare a DDRs covering the Utility Relocation and NGCP Relocation, Landlocked areas, affected Community Facilities and Resettlement Sites with detailed LRIP. In addition, DED RAP needs to be updated reflecting updated valuation results with RAP budget and the list of consultations conducted after 2021. The report related to consultations activities conducted after 2021, including the LRIP ongoing consultations with respective revisions or updates on the LRIP plan, was compiled in February 2023. DDRs for Landlocked areas and affected Community Facilities are still ongoing data gathering and drafting as of December 2023.

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(i) **Resettlement Site** - Draft DDR for off-city relocation site of S-02 and S-03a, b, c, Manila, Makati and Taguig at Carissa Home and LRIP activities with livelihood Mapping at the receiving LGUs was submitted to ADB on April 4, 2023. However, in September 2023, it was confirmed that Carissa Homes is no longer intended for the relocation sites for the affected HHs in NCR areas due to the unsaleable lot concerns. Instead, the South Savana Homes Property at Naic, Cavite was proposed as the relocation site for Manila, and the Malainen Bago Homes Property at Naic, Cavite was proposed for Makati and Taguig. The due diligence, LRIP information and data collection for LIAC and SHFC Board approval are ongoing for these new relocation sites. The research for updating the report related to the Memorandum of Understanding (MoU) between sending and receiving LGUs and preparation for SCM with PIBs is ongoing during this reporting period.

(ii) **Utility Relocations -** Regarding utility relocation, DDRs for S-02 and S-03a, b, c were submitted to ADB on April 4, 2023, and ADB comments were iteratively provided by November 2023. To finalize DDRs, final relocation plans from NGCP are necessary. As of December 2023, DDRs for utility relocation are still under further revision and follow up of final relocation plan of NGCP from Manila to Taguig is ongoing.

17. **Senate-FTI Tunnel Section (a part of CP S-03b):** For this Section, to meet the outstanding requirements prior to RAP implementation, DOTr must commit to the following actions.

(i) **Communication and Consultations -** DOTr will need to ensure proper communication of the options for easement/acquisition with affected people to ensure relevant information is meaningfully shared with them. For this requirement, a General Assembly with private landowners was conducted on June 28, 2023, and Rapid Survey Forms on the perpetual easement agreement conducted in November 2022 were signed by the landowners as attachment for the DED RAP Report. For affected government agencies, coordination to have meeting with them regarding perpetual easement agreement is ongoing by DOTr.

(ii) **Possible impact due to additional soil investigation -** A series of borehole drilling for ground testing will be required, thus DOTr will need to ensure, that the Contractor and Supervision Consultant develop appropriate procedures to screen for potential impacts, avoid impacts where possible, or ensure proper mitigations measures are planned and implemented where impacts cannot be avoided. For this requirement, draft DDR was submitted to ADB on April 4, 2023. ADB comments were provided on July 14, 2023, then revised DDR was submitted to ADB for review on September 15, 2023. A further revised DDR based on ADB comments was submitted on November 17, 2023. As of December 2023, awaiting feedback from ADB.

18. In the South Section, there are remaining areas where the survey has yet to be conducted during the DD stage, mainly due to the refusal of the survey and additional affected areas due to the revision of Project ROW. To complete the RAP survey and prepare DDRs or addendum RAP, the Sub-Consultants for Information, Education and Communication (IEC), SCM, SES, and Census and Tagging were mobilized in February 2022. As of December 2023, the 1st SCM, SES, and 2nd

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SCM with Project Information Brochures (PIBs) Relocation Preference Survey activities for NLO and coordination with LGUs for these activities completed for Manila, Paranaque, Makati and Taguig, except AHs who refused survey or not available during survey. The data analysis is progressing for those areas.

2. Final Masterlist of Affected Person

19. The final masterlist of non-landowner (NLO) affected persons (APs) is prepared through DOTr's verification of required documents submitted by APs. The masterlist will be the basis in disbursing compensation and entitlements indicated in the RAP.

20. The pre-qualification process for the validated HHs is ongoing for the entire SC. The pre-qualification process focuses on the APs with good census or no issues and concerns. Any finding from the pre-qualification process related to the APs, such as out during validation, incomplete document requirement, or even having been previously awarded in other social housing, will go to the BSAAC deliberation process. As of December 2023, the BSAAC validation process and the production of the final Masterlist is ongoing for the entire SC section.

21. For Manila 2 to Calamba section, there were 1419 out of 2711 with good census status in Manila 2. Furthermore, 27 HHs were identified as ISFs in Makati, 1131 out of 1600 were validated in Taguig, 59 out of 83 had a good census in Paranaque, and 1286 out of 1916 had a good census status for Muntinlupa. However, these are subject to change depending on the results of desk review of their respective BSAAC forms and NHA prequalification results. For Calamba, a partial list of the good census of 939 APs has been identified and in addition, 102 is the good census for Cabuyao, 1320 for Binan, and 329 for Sta. Rosa and 330 for San Pedro. Prequalification activities are ongoing and continuous per batch, as it was found that there are still APs that have not been surveyed and interviewed in some tagged structures across the LGUs.

22. All APs within the PROW will undergo the due diligence process, including the complaints received by both GRM and Barangay and the review of unsurveyed AHs. After endorsement of the result to LIAC (inclusion or non-inclusion in the NLO Masterlist), the masterlist will go through the regular process of the BSAAC Deliberation. All APs located within the PROW are to be listed in the final masterlist of project entitlement beneficiaries. Any additional APs not included in the current masterlist of beneficiaries for socialized housing will be subject to BSAAC deliberation for inclusion or non-inclusion.

3. Status of Social Preparation

23. For the Blumentritt-Paco section, RAP survey activities for remaining unsurveyed structures are ongoing callbacks for refusal and unavailable during the survey. The Notices for Non-Landowners Structures Owners within PNR ROW are ongoing in entire SC section except Makati. The community assemblies are ongoing under LIAC activities related to the resettlement activities. During this reporting period, community assemblies were conducted in Manila, Taguig and Muntinlupa for the National Capital Region and in San Pedro, Binan, Sta Rosa and Calamba for Laguna Region. Due diligence activities were also conducted for the new claimants who requested to include in the Masterlist.

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Table II-3. Status of Social Preparation Activities and Finalization of Masterlist

LGU	VALIDATION OF DD MASTER LIST	PRE-QUALIFICATION	BSAAC VALIDATION	PRODUCTION OF FINAL MASTER LIST
Manila	Ongoing	Ongoing	Ongoing	Ongoing
Makati	Completed	On-going	Ongoing	Not yet Started
Taguig	Completed	On-going	Ongoing	Ongoing
Parañaque	Completed	On-going	Ongoing	Ongoing
Muntinlupa	Completed	On-going	Ongoing	Ongoing
San Pedro	Completed	On-going	Ongoing	Ongoing
Biñan	Completed	On-going	Ongoing	Ongoing
Sta. Rosa	Completed	On-going	Ongoing	Ongoing
Cabuyao	Completed	On-going	Ongoing	Ongoing
Calamba	Completed	On-going	Ongoing	Ongoing

STATUS: Not yet started, Complete, On-Going, Not Applicable (i.e., LIAC will not be created, RRAP will not be formulated)

B. Institutional Arrangements for Land Acquisition and Resettlement

1. Recruitment by the SCRP Project Management Office of its Staff

24. As of December 2023, the SCRP PMO filled 132 positions and 42 positions are for the resettlement, land acquisition team and dedicated staff for the implementation of livelihood, while GRM has 5 staff for the operation of the central GRM.

25. As shown in Table II-4, 6 people have been newly hired by the DOTr but 14 people resigned, thus 8 people decreased during this reporting period. All of the new recruits go to the standard recruitment and hiring process of the DOTr. Qualification standards set for each position particularly in the Resettlement Action Plan (RAP) Team are aligned with the required skills set and experience to carry out land acquisition and resettlement process based on the approved RAP. The DOTr is currently undertaking recruitment, orientation and training of the RAP team in preparation for the movement of affected people out of the project right-of-way (PROW). The Office of the Undersecretary for Railways (OUR) provided an additional layer of support in the PROW acquisition team of the PMO. Aside from the additional workforce from the OUR to support the PMO, the PMO is still having its own recruitment activities to add to the workforce of field personnel who are coordinating and negotiating with APs.

26. DOTr requested GCR to supplement case handlers in July 2023, upon DOTr approval of additional work-months and resources of GCR in June 2023. GCR started enhancing its manpower from September 2023 and mobilized additional 74 staff for both N2 and SC by December 2023 to augment DOTr activities and expedite RAP implementation procedures. Total GCR RAP personnel is 150 as of December 2023.

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Table II-4. Personnel Status of the SCRP PMO

No.	Position	No. of Staff (as of June 2023) (a)	No. of Staff (as of December 2023) (b)	Change (b-a)	(%)
1	Management	8	8		
2	Administration and Support	17	17		
3	Civil Works				
4	Environment	11	11		
5	Operations and Maintenance (O&M)	4	4		
6	TOD	3	0	-3	0%
7	Procurement				
8	Resettlement and Livelihood officer	27	27		
9	Land Acquisition Officer	16	15	-1	94%
10	Rolling Stock	22	22		
11	Stations	9	5	-4	56%
12	Utilities	2	2		
13	GRM	5	5		
14	GAD/GESI	2	2		
15	Legal Affairs	2	2		
16	Finance and Billing	11	11		
17	Planning and Project Division	1	1		
Total		**140**	**132**	**-8**	**94%**

Source: DOTr.

27. The new organizational structure of SCRP is shown in Figure II-1. The Current Organizational Structure is based on the current need of the project for the implementation of all activities.

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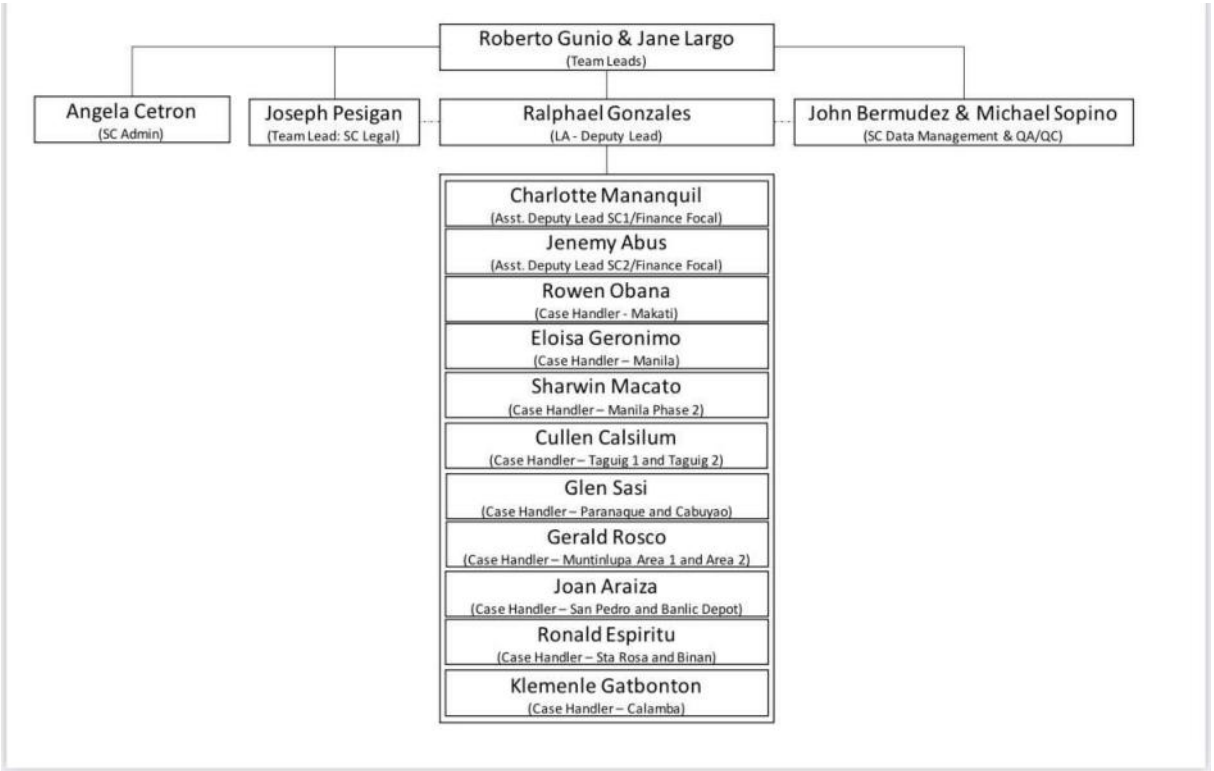

Ralphael Gonzales (LA - Lead)	• Responsible for the operations of LA for Manila to Calamba including but mot limited to approval of field activities, meetings with stakeholders, etc. • Manages the structure of the team to fully utilize manpower • Lead meetings with contractors and monitors submission of required documents related to land acquisition • Act as focal for LA during meetings with National Government Agencies for Manila to Calamba.
Charlotte Mananquil (Asst. Deputy Lead SC1/Finance Focal) Jenemy Abus (Asst. Deputy Lead SC2/Finance Focal)	• Oversees case handlers progress for Manila to Taguig; Muntinlupa to Calamba • Reports updates and suggests way forwards to LA lead on issues and concerns in Manila to Taguig. • Responsible for drafting Request for Payment Processing (RFPP) for the compensation of land and structures • Assist TL by acting as representative during simultaneous meetings.
Rowen Obana (Case Handler - Makati) Eloisa Geronimo (Case Handler – Manila) Sharwin Macato (Case Handler – Manila Phase 2) Cullen Calsilum (Case Handler – Taguig 1 and Taguig 2) Glen Sasi (Case Handler – Paranaque and Cabuyao) Gerald Rosco (Case Handler – Muntinlupa Area 1 and Area 2) Joan Araiza (Case Handler – San Pedro and Banlic Depot) Ronald Espiritu (Case Handler – Sta Rosa and Binan) Klemenle Gatbonton (Case Handler – Calamba)	• Act as case handler for their respective areas. • Coordinate with PAPs for the submission of required documents for acquisition of land and structures. • Negotiate with PAPs especially with refusal to proceed with Negotiated Sale. • Sort collected documents for the e-library • Draft and revise necessary documents such as NoT, RfD-OtB and DOAS for acquisition. • Coordinate with other PMO members such as GST and CW for other documentary requirements for land acquisition.
John Bermudez & Michael Sopino (SC Data Management & QA/QC)	• Responsible for the overall data management of SC LA which include data storage, maintenance and analysis • Act as Quality Assurance and Quality Control for all documents subject for USEC and other DOTr Members Signature especially on LA documents and papers • Coordinates with GST and CW for the technical information such as affected area and alignment area that are vital for the data management.

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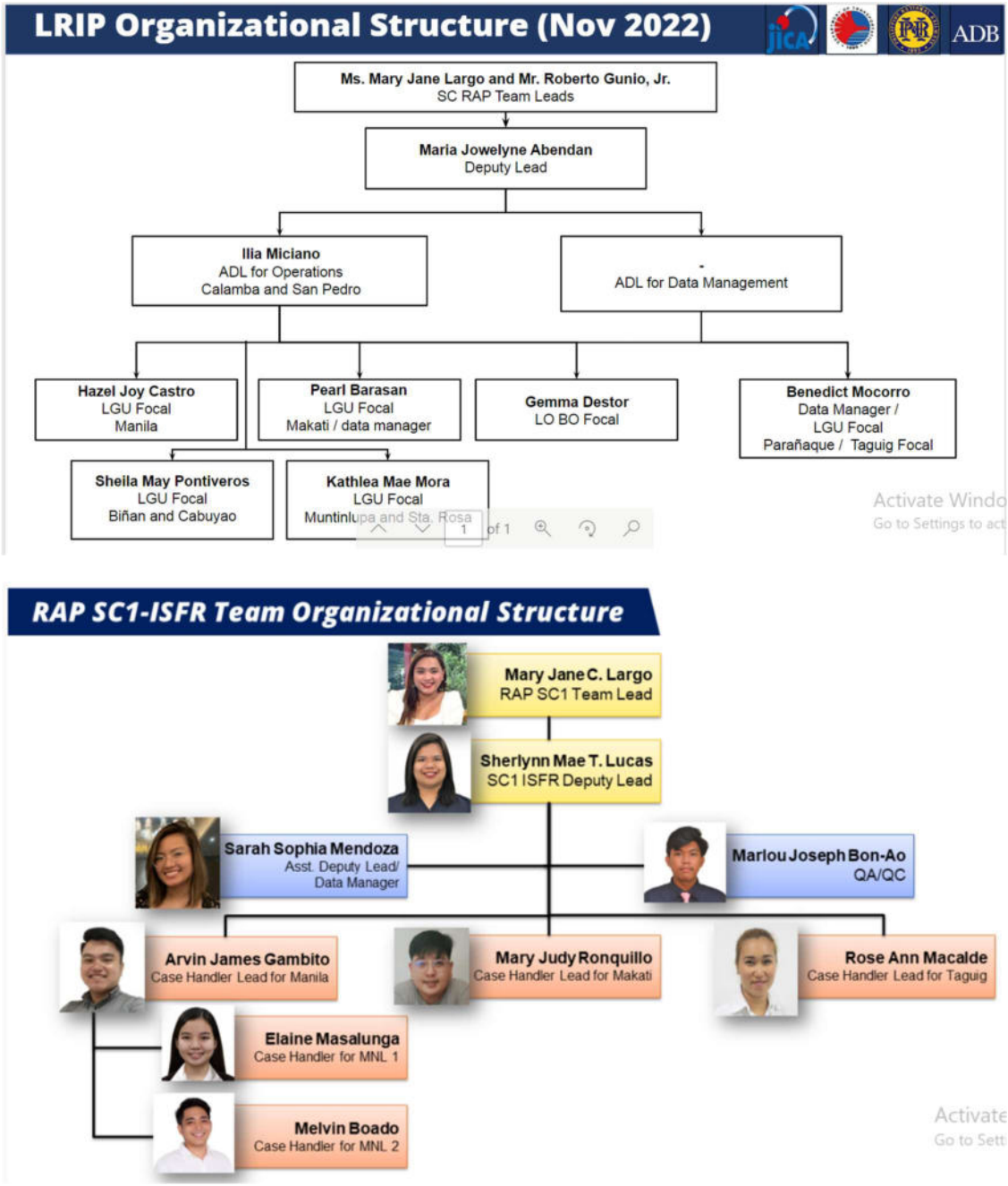

Figure II-1. SCRP RAP /ROWSA Team Organizational Structure (as of December 2023)

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2. Capacity Building Measures Undertaken

28. Newly hired PMO staff are undertaking a series of induction activities to understand the overall context of the project. The capacity building programs for SCRP covering contract packages S02-S07 have been designed to have both physical presence in the field for an intensive orientation and familiarization not only of the project site, but also of the LGU leaders/coordinators, Barangay officials, the affected households, facilities and institutions assigned to them. The capacity building activity is mostly done through small teams per contract package. The technical skills in case handling are provided by the immediate supervisors of the RAP implementation team through online and coaching sessions conducted every week. The over-all objective of the physical and online training of the staff is for the enhancement of their practical skills required for case handlers in-charge of land acquisition and the resettlement process that is compliant with the social safeguards policy of the Philippine government, JICA and the ADB. As of December 2023, hands-on training and field deployment had been the main strategy of the PMO in capacitating its newly hired staff. The table below is the list of capacity-building activities conducted by the PMO with their staff.

Table II-5. List of Training Conducted from July to December 2023

Activity/Topic	Venue	Date	Participants
Conflict Management	Via online: MS Teams	06 July 2022	PMO members
Operational Leadership Training	PMO office and via MS teams (hybrid)	13 July 2022	PMO members
Supervisory Skills Training	PMO office and via MS teams (hybrid)	03 August 2022	PMO members
Succession Planning and Career Pathing	PMO office and via MS teams (hybrid)	31 August 2022	PMO members
Strategic Leadership Training	PMO office and via MS teams (hybrid)	21 September 2022	PMO members
Relocation and Resettlement Action Planning (Revisiting)	San Pedro City Hall	17-18 October 2022	PMO RAP members and San Pedro LIAC members
Relocation and Resettlement Action Planning (Revisiting)	Sta. Rosa City Hall	22-23 November 2022	PMO RAP members and Sta Rosa LIAC members

3. Local government resettlement organization and their role in RAP implementation

29. **Project Inter-Agency Committee (PIAC)** – PIAC is primarily responsible for establishing institutional linkages among concerned government offices and creating inter-agency policies for efficient implementation of RAP components. DOTr is yet to convene the PIAC. The holding of a top-level coordination meeting among agency members is a huge challenge due to the non-availability of top-level executives of DOTr and that of the other agencies. The DOTr continues to hold online coordination meetings with key shelter agencies (KSAs) and other national government agencies (NGAs) involved in the policy, preparation and implementation levels to discuss their participation in the implementation of the RAP and sought their cooperation in identifying solutions to speed up housing construction, provision of social services and livelihood projects in the relocation sites (please see Appendix 9 Record of Coordination Meetings).

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30. **RAP Implementation and Management Committee (RIMC)** - Since the majority of LGUs have newly elected mayors and local officials, the RIMC Memorandum of Agreement (MOA) has to go through the LGU signing process again. The RIMC creations in the NCR Section are ongoing discussion with the LGUs. On the other hand, all the RIMC MoAs for Laguna LGUs were completed and signed by the LGU's mayors, except for Cabuyao, who needs to re-signature due to revision of the signatory. The dates of signatory are shown in Table II-6.

31. **Local Inter-agency Committee (LIAC)** - All LGUs completed the creation of LIAC. The LIAC meeting in SC is conducted regularly in each LGU as shown in Table II-7. The rental subsidy resolution status for the City of Manila and the City of Taguig are routing for LIAC signatures while for the City of Makati is under review and comments. For Paranaque, the barangays have already endorsed the rental rates for discussion in the LIAC and the rental subsidy resolution is still for presentation to the LIAC.

32. On October 20-21, 2022, DOTr, DHSUD and NHA had Inter-Agency RRAP TWG Writeshop. It was discussed that the RRAP workshop per LGU would be conducted between January and February 2023. And there should be a LIAC resolution approving the RRAP. During this reporting period, revisiting the RRAP Workshops were conducted in 5 LGUs in Laguna in October 2023. For future Lot Allocation activities, the NHA shall properly explain the content of the Inspection and Acceptance Report and the provision of the developer's minor and major assistance to the APs. It was agreed that a site inspection trip with an orientation to APs should be scheduled prior to the awarding of housing units in the relocation site. It will give them all the necessary information on accessibility, community facilities, amortization/ payment schemes, markets, livelihood opportunities, and so on.

33. A regular monthly KSA coordination meeting in the SC section was held on September 27 and December 12, 2023, focusing on the MoA between DOTr-SHFC, essential positive relationship in maintaining close coordination between partner agencies, the Relocation sites' concerns (Timeline and progress of construction), rental subsidy, certificate of Compliance (CoC), the timeline of the implementation and other concerns. The participants of the regular coordination meetings are representatives from the DOTr, SHFC, PNR, DSHUD and GCR.

34. Regarding off-city relocation sites, the Tripartite agreement among Sending-Receiving LGUs and DOTr must be discussed with the concerned LGUs to accelerate the signing of it. The Memorandum of Understanding (MOU) between sending and receiving LGUs for off-city relocation sites is under review by the Office of Undersecretary for Legal Affairs (OULA) for Legal Pass.

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Table II-6. Establishment of Agreed Institutional Requirements Prior to Relocation Activities

LGU	MOA SIGNING WITH SHFC	MOA SIGNING WITH LGU	*RIMC Creation	LIAC Creation	Formulation of RRAP
Manila	Complete (MOA between the DOTr, PNR, SHFC, and HUDCC amended and restated in December 2018)	Ongoing	Ongoing (For discussion with Manila LGU)	Complete	RRAP was conducted on 17-19 August 2022 (Revisiting RRAP will be conducted in early 2024).
Makati		Ongoing	Ongoing (For discussion with Makati LGU)	Complete	RRAP workshop conducted on 18-20 January 2023 status for the signature of LGU (Revisiting RRAP will be conducted in early 2024)
Taguig		Ongoing	Ongoing (For discussion with Taguig LGU	Complete	Ongoing for RRAP Approval (Completed RRAP Workshop on 19-21 April 2022)
Parañaque		Ongoing	Ongoing (For discussion with Paranaque LGU)	Complete	RRAP Workshop conducted in May 2022
Muntinlupa		Ongoing	Ongoing (With DOTr)	Complete	Complete
San Pedro		Ongoing for Public Rental Facility	Complete San Pedro's Mayor signed the RIMC MOA on 06 October 2023	Complete	Revisiting the RRAP workshop conducted on 26-27 October 2023
Biñan		Completed for Public Rental Facility	Complete Biñan's Mayor signed the RIMC MOA on 13 December 2023	Complete	Revisiting the RRAP workshop conducted on 17-18 October 2023
Sta. Rosa		Ongoing	Complete Sta Rosa's Mayor signed the RIMC MOA on 06 October 2023	Complete	Revisiting the RRAP workshop conducted on 5-6 October 2023
Cabuyao		Ongoing	Ongoing The RIMC was signed on the last week of December 2023. Due to the revision of the signatory, there will be a possibility for Cabuyao's Mayor to repeat the signature of the RIMC MoA	Complete	Revisiting the RRAP workshop conducted on 19-20 October 2023
Calamba		Ongoing	Complete Calamba's Mayor signed the RIMC MOA on 21 September 2023 and the 2nd Ceremonial MoA signing on 06 October 2023	Complete	Revisiting the RRAP workshop conducted on 9-10 October 2023

STATUS: Not yet started, Complete, On-Going, INC (incomplete), Not Applicable (i.e., LIAC will not be created, RRAP will not be formulated)

***Note:** Due to the oath-taking of the newly elected City and Municipal Mayors and Provincial Governors, an IEC with the new LGU administration are still ongoing in order for the RIMC MOA to be signed under the new administration.

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Table II-7. Status of LIAC and Meeting Schedule

LGU	LIAC Regular Meeting Schedule	Status of LIAC Sub-committees	LIAC Sub-committees Regular Meeting Schedule	Status of LIAC Resolution
Manila	Every 2nd and 4th Tuesday	Done	Every 2nd Wednesday of the month	Ongoing for Relocation site approval for newly proposed relocation site at South Savana Homes Property Naic Cavite, addendum rental subsidy and BSAAC Resolution
Makati	Every 3rd Wednesday (subject for approval of the Makati LGU)	Done	Every last Tuesday of the Month	Ongoing for Relocation site approval for newly proposed relocation site at Malainen Bago, Naic Cavite, rental subsidy and BSAAC Resolution
Taguig	Every 3rd Thursday	Done	Every 1st Friday of the month	Ongoing for Relocation site approval for newly proposed relocation site at Malainen Bago, Naic Cavite, rental subsidy and BSAAC Resolution
Parañaque	Every last Friday of the month (as per agreement with LGU during DOTr-GCR and LGU coordination meeting on 28 Feb 2023)	The LIAC resolution for subcommittee SSC, BSAAC, LRIP and Social Preparation have not signed, but convening depends on the members availability	depend on the members availability	Ongoing for Relocation site approval for In-City at Osorio Compound
Muntinlupa	Every 1st Thursday	Done	Every 1st Wednesday of the Month	Ongoing for Relocation site approval for off-city Relocation Site at San Pedro Laguna and SCM through PIBs implementation
San Pedro	Every 2nd Wednesday	Done	Every 2nd Friday of the Month	Ongoing for PQ, DQ and BSAAC Resolution and ongoing completion LGU signatories for Housing Units.
Biñan	Every 3rd Thursday	Done	Every 4th Wednesday of the Month	Project cost approved and Ongoing construction of Bldgs. 15,16,20 & 21: 314 Units
Sta. Rosa	Every 2nd Thursday	Done	Every 3rd Wednesday of the Month	Ongoing for Relocation site approval
Cabuyao	Every 3rd Thursday	Done	Every 3rd Thursday of the Month	On going approval for confirming the qualified Households and the relocation site finalization
Calamba	Every 4th Wednesday	Done	Every 1st Thursday of the Month	Project cost approved, construction progress 65% for Building 6 as of 14 December 2024 and BSAAC deliberation

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C. Status of RAP Implementation

1. Availability of Required Funds with the DOTr

35. The signed MOA between the Land Bank of the Philippines (LBP), DOTr and PNR, set out the payment mechanism for all the affected people's (APs) entitlements. As stated earlier, the LBP is the partner agency of DOTr who will issue the actual payment to all affected landowners (LOs) and non-landowners (NLOs). The funds deposited to LBP will ensure that APs can open an account with LBP and receive their entitlement through deposits to that account. For the release of funds for the entitlement, the Finance Division of the DOTr required the submission of the list of eligible APs with the corresponding non-housing cash entitlement amounts and a Budget Execution Document No. 3 (Monthly Disbursement Program).

D. Delivery of Entitlements

1. Compensation Disbursed According to the Entitlement Matrix

36. As of December 31, 2023, Notice of Takings (NoTs) have been delivered to landowners of 1,572 lots (76%) and collections of requirements, preparation and issuance of Request for Donation (RfD)-Offer to Buy (OtB), signing of Deed of Absolute Sale (DOAS) and payment is progressing. Same with N2, the issuance of RfD alone has been suspended and the newly approved combined template (with DOTr Legal Pass) is being utilized for further issuance, but for the landowners to whom RfD has already been issued, a stand-alone OtB is issued. Issuance of OtB commenced during 3rd quarter of 2022, however, it was suspended during 4th quarter of 2022 since DOTr Rail ROWSA and Environment (RRE) Division required during this time a signed parcellary plan before issuing the OtB, and parcellary plan concurred by Office of Undersecretary of Railway (OUR) was still routing for signing of signatories at that time. Upon obtaining all the signatures for final parcellary plan of Banlic Depot in January 2023, OtB issuance was resumed. As of December 2023, OtBs have been issued for landowners of 69 lots in total, 58 lots accepted, 2 lots refused, 9 lots are under 30 day's review, 20 DOAS signed, and 20 lots have already been fully paid.

37. Following 2 lots paid in previous reporting period, payment for 1 lot was released on July 26, 2023, and for 3 lots on August 4, 2023, in Balic Depot. However, due to the Barangay elections ban in the Philippines held on October 30, 2023, DOTr encountered difficulties to release further payment from late September to October 2023. DOTr submitted a request for exemption to the Commission on Elections (COMELEC) in September and it was approved in early October, however, LBP didn't allow release payment. After DOTr's coordination with LBP, the election ban was lifted, and pending payments were released from 25 October 2023. Following 6 lots paid by August 2023, payment for 14 lots were released during 4th quarter of 2023. As of December 2023, 2 lots in Makati, 3 lots in San Pedro, 15 lots in Banlic Depot were fully compensated by DOTr.

38. During issuance of NoT, there are lots in which the landowner cannot be located, even with due diligence. As part of the procedure prior to the decision whether to have these lots expropriated, DOTr is posting notices or "Pabatid" on public bulletin boards of LGUs, Barangays and newspaper broadsheets.

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39. For non-landowners, the NoT issuance for structure owners within PNR ROW and Pabatid for non-tructure owners is ongoing for the NCR and Laguna sections. In parallel, the NoT and Pabatid revising are ongoing due to changes in the templates related to the Logo and the signatory for the entire SC Section. The Customer Information Sheet (CIS) data gathering for LBP account opening is ongoing for the remaining HHs in all affected LGUs. The due diligence activities are ongoing for the masterlist, including claimants from GRM, LGU/LIAC, and unsurvey structures with tag numbers in all LGUs. In response to incomplete HHs/APs documents, DOTr coordinated with respective LGUs/Barangays to accommodate the requirements of the APs. The activities focus more on facilitating and assisting the NLO APs in securing the applicable requirements.

40. As another issue of land acquisition in this section, as discussed from 1st quarter of 2022, it was found out that some lots affected in Taguig LGU are covered by Proclamation 124 and the landowner-claimants are holding Certificates of Eligibility for Lot Awards (CELA) which is not considered equivalent to a Transfer Certificate of Title (TCT). Some landowner-claimants have failed to convert this CELA into a TCT by applying through the appropriate government agency. DOTr continued coordination with Taguig LGU and Department of Environment and Natural Resources (DENR)-NCR to find a resolution or compromise on the matter. A General Assembly was conducted on September 10, 2022, and Rapid Land Tenure Assessment Survey (RLTA) was conducted on September 12-14, 2022, to clarify the status of CELA holders and residents in this area. During 4th quarter of 2022, DOTr decided CELA holders those who couldn't process title shall be considered as non-landowner after receiving RLTA result. The final list of the application status of affected CELA holders in Barangay Fort Bonifacio was presented at the meeting with DENR on June 22, 2023. DENR shall finalize the list and formally endorse DOTr, however, as of December 2023, DOTr is still awaiting the final list from DENR.

41. Regarding GFI appraisal, a meeting with LBP regarding guidance for appraisal computation was conducted on September 21, 2022, and found that fence height and water tank capacity are necessary for proper computation. However, there are cases that fence height are not available in existing Basic Plans, thus, site measurement of fence height and water tank capacity by licensed civil engineers of GCR in coordination with DOTr was commenced in October 2022, and fence height measurement reports have been prepared to provide additional data for appropriate computation for these fences. In case fence heights are available in the Basic Plan, validation reports will be prepared. This activity was completed for San Pedro and Binan and continues for other LGUs as of December 2023. Also, DOTr agreed with LBP to conduct re-appraisal for those lots which affected area changed due to Parcellary Plan update. As of December 2023, preparation of re-appraisal including appraisal for remaining lots and structures in SC is ongoing upon finalization of Parcellary Survey of most of the lots. In December 2023, re-appraisal for the subdivided lots in Banlic Depot and consolidated lots and additional affected lot in Sta Rosa was conducted due to the urgent necessity since these lots are located in critical area for construction.

42. Table II-8 presents the status of pre-disbursement activities; Table II-9 shows the actual status of compensation and disbursements. Information of the land handover status per LGU and contract packages is presented in Table II-10.

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Table II-8. Status of Pre-Disbursement Activities

STATUS		LOCAL GOVERNMENT UNIT											TOTAL
		Manila 2	Makati	Taguig	Parañaque	Muntinlupa	San Pedro	Biñan	Sta. Rosa	Cabuyao	Calamba	Banlic (Calamba)	
NOTICE OF TAKING	TOTAL AFFECTED LOTS (subject to change after issuance of NOT)	563	177	326	114	261	102	127	54	150	139	42	2,055
	ISSUED	292	145	246	102	228	100	112	38	137	134	38	1,572
	NOT YET ISSUED	271	32	80	12	33	2	15	16	13	5	4	483
	PROGRESS (%)	52%	82%	75%	89%	87%	98%	88%	70%	91%	96%	90%	76%
OFFER TO BUY	ISSUED PER LOTS	1	5	0	1	2	14	10	1	4	3	28	69
	NOT YET ISSUED	562	172	326	113	259	88	117	53	146	136	14	1,986
	PROGRESS (%)	0%	3%	0%	1%	1%	14%	8%	2%	3%	2%	67%	3%
LEGAL APs WHO AGREED TO NEGOTIATED SALE	APs WITH INCOMPLETE DOCUMENTS (6 MO. EXT)	0	0	0	0	0	3	1	0	0	1	8	13
	FOR EJS (6 MO. EXTENSION)	0	0	0	0	0	0	1	0	0	0	9	10
	APs WITH COMPLETE DOCUMENTS	1	3	0	1	2	11	7	1	1	1	20	48
	APs WITH VALIDATED DOCUMENTS	0	2	0	1	0	6	0	0	0	0	15	24
	WITH SIGNED DOAS	0	2	0	0	0	3	0	0	0	0	15	20
	WITH SIGNED ADRI	0	1	0	0	0	0	0	0	0	0	0	1
	PROGRESS (%)	0%	1%	0%	0%	0%	3%	0%	0%	0%	0%	36%	1%
APs FOR EXPRO PRIATION	REFUSED NEGOTIATED SALE	0	0	0	1	0	0	0	1	0	0	0	2
	CANNOT BE FOUND	13	1	4	1	10	0	0	0	8	1	0	38
	FAIL TO COMPLETE DOCUMENTS (W/IN 6 MO.)	7	1	1	3	0	2	9	1	6	0	1	31
ISF APs	TOTAL AFFECTED CLAIMANTS	3,238	552	1,600	130	1,912	629	2,397	655	228	2,456	58	13,855
	NOTICE ISSUED	393	0	162	41	4	182	186	49	22	153	54	1246
	WITH DISPUTED CLAIMS	0	0	0	0	0	0	0	0	0	0	0	0
	WITH INCOMPLETE DOCS	122	0	90	0	4	117	103	46	12	127	1	622

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STATUS		LOCAL GOVERNMENT UNIT											TOTAL
		Manila 2	Makati	Taguig	Parañaque	Muntinlupa	San Pedro	Biñan	Sta. Rosa	Cabuyao	Calamba	Banlic (Calamba)	
	WITH COMPLETE DOCS	271	0	72	41	0	65	83	3	10	26	53	624
	VALIDATED/VETTED ELIGIBLE APS	0	0	0	0	0	0	0	0	0	0	42	42
	WITH ACCEPTED OTC	0	0	0	0	0	0	0	0	0	0	0	0
	WITH SIGNED ADRI	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	2%	5%	0%	1%	0%	0%	0%	0%	0%	0%	52%	2%

Table II-9. Status of Actual Disbursement of Compensation

TYPE OF IMPACT	STATUS OF COMPENSATION	LOCAL GOVERNMENT UNIT											TOTAL
		Manila 2	Makati	Taguig	Parañaque	Muntinlupa	San Pedro	Biñan	Sta. Rosa	Cabuyao	Calamba	Banlic (Calamba)	
LAND	TOTAL AFFECTED PRIVATE LOTS	563	177	326	114	261	102	127	54	150	139	42	2,055
	FULLY PAID	0	2	0	0	0	3	0	0	0	0	15	20
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	1%	0%	0%	0%	3%	0%	0%	0%	0%	36%	1%
STRUCTURE	TOTAL ELIGIBLE APs[1]	1290	131	693	67	1406	379	1499	489	176	1314	222	7,666
	FULLY PAID	0	2	0	0	0	2	0	0	0	0	0	4
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	2%	0%	0%	0%	1%	0%	0%	0%	0%	0%	0.1%
CROPS AND TREES	TOTAL ELIGIBLE APs[2]	349	6	66	18	299	184	312	287	91	309	8	1,929
	FULLY PAID	0	0	0	0	0	0	0	0	0	0	0	0

[1] ibid
[2] ibid

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TYPE OF IMPACT	STATUS OF COMPENSATION	LOCAL GOVERNMENT UNIT											TOTAL
		Manila 2	Makati	Taguig	Parañaque	Muntinlupa	San Pedro	Biñan	Sta. Rosa	Cabuyao	Calamba	Banlic (Calamba)	
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
LOSS OF INCOME (MICRO-BUSINESS)	TOTAL ELIGIBLE APs	537	108	573	140	573	107	429	78	78	446	53	3,122
	FULLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
LOSS OF INCOME (S, M, L , BUSINESS)	TOTAL ELIGIBLE	5	14	2	9	12	2	8	1	4	15	11	83
	FULLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
LOSS OF INCOME (DISPLACED EMPLOYEES)	TOTAL ELIGIBLE	2009	1508	2731	531	4681	880	3077	835	606	3575	259	20,692
	FULLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
LOSS OF INCOME FOR AGRI/AQUA (INCLUDING TENANTS, CARETAKERS, RENT-FREE-FARMERS)	TOTAL ELIGIBLE	0	0	0	0	9	2	8	10	7	20	12	68
	FULLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PARTIALLY PAID	0	0	0	0	0	0	0	0	0	0	0	0
	PROGRESS (%)	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%

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Table II-10. Status of Handing Over of Land to Contractor

CP	LGU	PROJECT ROW (SQ. M.) (Based on updated Parcellary Survey)				UNENCUMBERED LAND (SQ M.)	REMAINING ENCUMBRANCE (SQ M.)	LAND HAND OVER FOR CIVIL WORKS		
		TOTAL	PNR ROW	OTHER GOV LAND	PRIVATE			% HANDED OVER	TO BE HANDED OVER	
									%	EXPECTED DATE
S-02	**Manila**	272,754	158,082	21,163	93,509	80,323	192,431	29.45%	70.55%	Nov-23~
S-03a	**Manila, Makati, Taguig**	584,286	384,817	55,672	143,797	81,251	202,605	0.00%	100.00%	Mar-24~
S-03b	**Paranaque**					32,240	38,706	45.44%	54.56%	Nov-23~
S-03c	**Paranaque, Taguig, Muntinlupa**					55,684	173,800	0.00%	100.00%	Mar-24~
S-04	**Muntinlupa**	1,123,155	988,681	13,634	120,840	127,318	526,690	53.11%	46.89%	Jun-23~
S-05	**San Pedro, Binan, Sta Rosa**					250,981				Jun-23~
S-06	**Cabuyao, Calamba**					218,165				Jun-23~
S-07	**Calamba**	235,137	0	0	235,137	190,687	44,450	81.10%	18.90%	Jun-23 to Mar-24

Note:
- Unencumbered land is defined as land without project affected persons, compensable structures, improvements, trees, crops and utilities and other impacts to which persons are eligible for compensation and assistance.
- Encumbrance includes project affected persons, compensable structures, improvements, trees, crops and utilities and other impacts to which persons are eligible for compensation and assistance.
- In case the land is owned by the government, no landowner is to be compensated for the land.

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2. Entitlements Disbursed on Time and Before Displacement of APs to Temporary Accommodations, for Self- Relocation and/or Transfer to New Locations

43. As of December 2023, landowners of 20 lots have been fully paid by DOTr as mentioned above. Landowners of 15 lots who received payment in Banlic Depot are not residing in the affected area, thus relocation is not required. Landowner of the lot in EDSA station area, Makati is a non-resident large scale business establishment and received compensation for land and structure. From the signed Deed of Absolute Sale (DoAS), there is a clause requested by landowner which DOTr agreed upon that landowner can use the property for 6 months upon receiving the payment provided that the commencement date of construction haven't started yet. But if the contractor needs the property during or before the 6-month period, the landowner will gracefully vacate the premise. As of December 2023, landowner still use the property since the construction has not been commenced yet in this area. With regards to income losses, the landowner was fully aware of the project and had already relocated most of their operations and employees to another location before the transaction began. With these, their business is still on going and no operations were affected. The landowner of 1 lot in Makati has been transferred to a new location as of December 2023. Out of 3 lots compensated in San Pedro, 1 lot is vacant and no resident. There are residents in 2 lots, and they still stay there as of December 2023 since surrounding lots has not been acquired by DOTr and partial handover of these lots is not efficient for construction.

44. For SCRP, only 1 affected landowner household has been displaced as of December 2023, however, entitlements such as utility reconnection cost and transportation assistance have not been disbursed yet. DOTr continued to preparation of masterlist for compensation and entitlement as per revised RAP during this reporting period.

E. Resettlement Progress

1. Status on Relocation and Resettlement Assistance

45. Relocation of APs has not started yet in this section. The direction of the housing sector has been shifted vertically due to a shortage of land for resettlement sites. The resettlement site construction was started in June 2023 at Arambulo Property, Banlic, Calamba, targeting 312 Units to be handed over to the AHs in December 2023, however, current progress of construction is 65% as of December 14, 2023. The Binan relocation site construction started in October and is ongoing for 4 buildings with 314 Units targeting to handover by 4th quarter of 2024. Other LGUs are ongoing coordination and preparation for construction. The coordination meetings at the receiving LGUs for the off-city relocation site are ongoing related to the issues on the newly proposed relocation site at Naic Cavite.

2. Introduction on Relocation Preparation/Resettlement Site Development

46. DOTr ensures that the non-landowners (NLOs) will be provided with resettlement assistance due to the permanent loss of residential structures. No affected

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household (AH) will be forcibly evicted, or structures demolished without prior notice, without going through the proper consultation process and LIAC process. Further, relocation and resettlement procedures and guidelines set by the Government of the Philippines (GoP) shall be observed. The status of Site Selection and Socialized Housing Construction is presented in Table II-11 below.

3. Descriptions and Updates on Major Activities

47. **Community Organizing.** SHFC has been conducted community assemblies in all affected LGUs in NCR except Paranaque and Laguna by this reporting period. The fourth General Community Assembly was completed on December 9 for San Pedro and on October 15 for Cabuyao; the second General Community Assembly was completed for Binan in September 2023 and Sta Rosa in August 2023; while Calamba completed the 3rd General Community Assembly on November 20, 2023. The HoA registration was completed for Binan and Calamba.

48. **Publication/Certification and Presentation of Identified Sites to APs.** The survey for newly approved off-city relocation sites at San Pedro intended for Muntinlupa NLO is ongoing from November 2023. The target for report completion will be January 2024. The SCM was conducted through the PIBs relocation site form to gather the APs' feedback related to the newly proposed relocation sites.

49. **Site Selection.**

Manila, Makati and Taguig: In September 2023, Social Housing Finance Corporation (SHFC) officially confirmed that the Carissa Homes is no longer intended for the relocation sites for the affected households (HHs) in the National Capital Region (NCR) areas due to the unsaleable lot concerns and it was also approved by LIAC. Instead, SHFC proposed South Savana Homes Property at Naic, Cavite for Manila, and Malainen Bago Homes Property at Naic, Cavite for Makati and Taguig. The coordination with receiving LGUs and preparation of SCM through PIBs are ongoing during this reporting period.

Paranaque: Osorio Compound, Barangay San Martin de Porres is being considered as in-city resettlement site and has been discussed with the newly elected Mayor, who is supportive of the plan of the previous Mayor. The developer is ongoing discussion.

Muntinlupa: The off-city relocation site at San Pedro Laguna was proposed for affected HHs of Muntinlupa in September 2023. The developer is S&P Construction Technology and Development Corporation Inc. The first batch handover is targeted in 4th Quarter of 2024.

San Pedro: During the Site Selection Committee (SSC) and Special LIAC meeting in September 2023, SHFC presented the in-city relocation site at Sining Residence, Barangay Bagong Silang, San Pedro. The developer is S&P Construction Technology and Development Corporation Inc. The target handover is in the 4th Quarter of 2024.

Biñan: Site Selection Committee (SSC) Resolution No.001 and LIAC Resolution No.002 series 2023 approved the Escueta Et. Al, Baque Corporation, & Naval Et. Al Property Brgy. Langkiwa, Biñan, Laguna in February 2023. The construction

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started in October and is ongoing for 4 buildings, target handover of 1st Batch 314 Units is 4th quarter of 2024.

Sta Rosa: The Resurrecion Property (16,862 sqm) is for SHFC's Board approval with the land title copy already released to SHFC by the landowner. This property is currently classified as agricultural and is an irrigated rice land. National Irrigation Authority (NIA) documents are needed for the conversion of this land. A site visit was conducted on June 15, 2023, at Barangay Caingin Sta Rosa Laguna. The result of site activities was presented during the SSC meeting on June 26, 2023, with the resolution as follows: The developer is responsible for the consolidation of the lot titles, developing the entire project by providing land through acquisition or agreement with the landowner, site development and house/building construction. The LIAC resolution and other documents are needed for the presentation to the Board of SHFC. The coordination for the meeting with the Mayor and Developer is ongoing.

Cabuyao: The newly approved relocation site is Batas Property, Brgy. Marinig, Cabuyao City, Laguna. Batas Property was approved by SSC in September 2022 and by LIAC for NLO HHs in Cabuyao in October 2022. The discussion for the finalization of relocation site development plan is ongoing as of December 2023.

Calamba: SHFC already acquired Arambulo et Al. Properties, Banlic, Calamba and on August 26, 2022, the LGU Sangguniang Panlungsod (City Council) approved the reclassification of the land from Agriculture to Residential. SHFC board approved the property in June 2023. The relocation site construction started in June 2023 and ongoing for 1st batch of 4 Buildings or 314 Units. The construction is focused on 2 buildings or 156 units that were rescheduled to turn over by February 2024.

50. **Site Inspection, Acceptance and Turnover of units to AHs.**

For Calamba, site tripping was conducted by 17 APs on September 28, 2022. However, site inspection by APs has not started yet for other LGUs and no turnover of units to AHs.

51. Institutional arrangement, social preparation and site selection are in progress in coordination with KSAs and LGUs, however, relocation of APs has not started yet in this section as of the end of December 2023.

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Table II-11. Status of Site Selection and Socialized Housing Construction

STATUS	LOCAL GOVERNMENT UNIT									
	Manila	**Makati**	**Taguig**	**Parañaque**	**Muntinlupa**	**San Pedro**	**Biñan**	**Sta. Rosa**	**Cabuyao**	**Calamba**
Community Organizing	Manila phase 2 Community Assembly rescheduled in February 2023	1st Community assembly conducted from 23-29 March 2023	Completed 1st Community Assembly 2nd Community Assembly conducted in July 2022	Not yet started	1st Community Assembly conducted from 16-24 January 2023 2nd Community Assembly conducted from 22 November to 02 December 2023	4th General Community Assembly conducted in December 2023, and preparation of HOA registration conducted in October 2023	2nd General Community Assembly conducted in September 2023, and Homeowners' Association (HOA) Registration conducted in August 2023	2nd General Community Assembly conducted in August 2023, and Homeowners' Association (HOA) Registration is for scheduling	4th General Community Assembly was conducted in October 2023, and Homeowners' Association (HOA) Registration is for scheduling	3rd General Community Assembly conducted in November 2023, and Homeowners' Association (HOA) Registration was done in November 2023
Publication	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started
Presentation of Identified Sites to APs	Ongoing Carissa homes no longer for relocation site. The new proposed relocation site in Naic property is ongoing preparation for Consultation to the APs.	Ongoing Carissa homes no longer for relocation site. The new proposed relocation site in Naic property is ongoing preparation for Consultation to the APs	Ongoing Carissa homes no longer for relocation site. The new proposed relocation site in Naic property is ongoing preparation for Consultation to the APs	Osorio Compound, SMDP, PRN (in-city)	Ongoing SCM with PIBs for newly approved relocation site will be in San Antonio, San Pedro Property.	Resurvey PIBs for newly approved relocation site at De Mesa Property completed with 65% accomplishment	Resurvey PIBs for newly approved relocation site at Langkiwa Property completed with 56% accomplishment	Complete but not yet approved Resurreccion Property but an untitled agricultural land	Resurvey PIBs for newly approved relocation site at Josefina Batas Property completed with 73% accomplishment	Complete SHFC Board approved Banlic Properties

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STATUS	LOCAL GOVERNMENT UNIT									
	Manila	**Makati**	**Taguig**	**Parañaque**	**Muntinlupa**	**San Pedro**	**Biñan**	**Sta. Rosa**	**Cabuyao**	**Calamba**
Site Selection (by APs)	1st PIB survey: Dagonoy Market Resurvey PIBs: Carissa Homes Ph.8	Complete Carissa Homes, Ph.9, Barangay Punta and Barangay Bagtas, Tanza, Cavite. PIBs For NLOs occupy 3 Condos: Carissa Homes PH.8	Carissa Homes, Ph.9, Barangay Punta and Barangay Bagtas, Tanza, Cavite	Complete Osorio Compound, SMDP, PRN (in-city)	Complete: Sining Residence (Near City) Barangay Bagong Silang San Pedro, Laguna in December 2023	Complete: In-City: Sining Residence, Brgy Bagong Silang, San Pedro	Complete: In-City: Langkiwa Property, Brgy Langkiwa Binan	Final: In-City: Resurrection Property, Brgy Pooc, Santa Rosa	Completed: In-city Batas Property Brgy Niugan Cabuyao City, Laguna	Complete: In-City Arambulo Property
Construction works	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Started in October 2023 Ongoing construction of 4 buildings targeted to be finished by March –April 2024 (Buildings 15,16,19 and 20	Not yet started	Not yet started	Started in June 2023 As of December 2023 Bldg 6 – 55%, Bldg 5 – 54%, Bldg 2 – 38%, Bldg 7 – 42%
Site inspection (APs)	Not yet started (willingness for site inspection surveyed)	Not yet started (willingness for site inspection surveyed)	Not yet started	Not yet started	Not yet started (willingness for site inspection surveyed)	Not yet started (willingness for site inspection surveyed)	Not yet started (willingness for site inspection surveyed)	Not yet started (willingness for site inspection surveyed)	Not yet started (willingness for site inspection surveyed)	Site tripping conducted by 17 APs last Sept. 28, 2022
Acceptance of APs and Turn-over of units	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started	Not yet started

Category of status: not yet started; complete; ongoing; incomplete; not applicable.

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Table II-12. Progress of Actual Relocation/Displacement of AHs

LGU	TOTAL # AHs			NUMBER OF AHs DISPLACED																			
				SELF-RELOCATION				TEMPORARY ACCOMMODATION (RENTAL SUBSIDY)				PERMANENT HOUSING (SOCIALIZED)				PERMANENT HOUSING (ECONOMIC)				PUBLIC RENTAL FACILITY			
	TOTAL	MALE HEADED	FEMALE HEADED	TOTAL	MALE HEADED	FEMALE HEADED	PROGRESS (%)	TOTAL	MALE HEADED	FEMALE HEADED	PROGRESS (%)	TOTAL	MALE HEADED	FEMALE HEADED	PROGRESS (%)	TOTAL	MALE HEADED	FEMALE HEADED	PROGRESS (%)	TOTAL	MALE HEADED	FEMALE HEADED	PROGRESS (%)
Manila 2	3182	2106	1076																	-	-	-	-
Makati	552	315	235																	-	-	-	-
Taguig	1812	1069	742																	-	-	-	-
Parañaque	137	80	57																	-	-	-	-
Muntinlupa	2649	1876	773																	-	-	-	-
San Pedro	618	453	165																	-	-	-	-
Biñan	2313	1557	756																	-	-	-	-
Sta. Rosa	663	467	196																				
Cabuyao	268	184	84																				
Calamba	2191	1467	724																				
Banlic (Calamba)	296	217	79																				
TOTAL	14681	9791	4887	0	0	0	0%	0	0	0	0%	0	0	0	0	0	0	0	0%	0	0	0	0%

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F. Consultation, Participation and Information Disclosure

52. **Public Consultations.** A series of online and face-to-face coordination meetings have been conducted by the DOTr-PNR with the LGUs and partner agencies. This is to ensure that the RAP implementation and institutional arrangement are aligned with the project schedule in all LGUs. These consultations are intended to generate greater awareness and support from the LGUs during project implementation. As of July 21, 2023, as per Proclamation No. 297 by the President of the Republic of the Philippines, the state of public health emergency throughout the Philippines due to Covid-19 has been officially lifted. There are no problems in conducting face-to-face consultation activities with the APs, thus a series of meetings were held per LGU to update them on the latest project timeline, consulted them again with regard to their preference of relocation option (self or assisted relocation) and consulted them on their choice of location for their temporary accommodations with rental subsidy while waiting for the completion of their permanent housing. In the consultation meetings, gender-disaggregated information has been obtained to record issues and concerns affecting women particularly those with vulnerabilities during the actual movement out of project right of way.

53. In Calamba, the community assembly was conducted on July 31, 2023; the activity aims to present some project updates and the status of the relocation site to the APs of Calamba. Continuously, the community assemblies were conducted for other LGUs in Laguna, such as San Pedro on August 12, 2023, Santa Rosa on August 26, 2023, and Binan on September 10, 2023, with a focus on the project updates, PNR track recovery works, CIS for LBP account opening, notices issuance, LRIP, and other concerns. For NCR areas, the Special Local Inter-Agency Committee was conducted in Paranaque on August 17, 2023, to conduct workshops related to community organizing and elect the Homeowner Association (HOA) Officers. Coordination meetings with affected Barangays and APs for data collection to open the LBP accounts are ongoing in Taguig and Laguna Areas. In the 4th quarter 2024, for the NCR Section, the community assemblies were conducted in Muntinlupa from November 22 to December 2, 2023, the activity aims to present some project updates and the status of the relocation sites. The community assemblies were continuously conducted for other LGUs in Laguna, such as Calamba on November 20, 2023, and San Pedro on December 9, 2023, focusing on the project updates, rental subsidy, LRIP, and other concerns. The other stakeholders' consultation was also conducted for NCR and Laguna's areas related to the specific issues and problems in each LGU, as listed in the table below.

54. For the landowners, several coordination meetings were held in response to the individual request of landowners as shown in table below.

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Table II-13. Stakeholder Consultation Meeting during July - December 2023 (SC)

Date	LGU	Venue	Participants	Particular
For Non-Landowners				
July 21, 2023	Binan	Nepa Covered Court, Old Barangay San Vicente, Binan	DOTr, GCR, TESDA, PESO, BESU, BLGU	A total of 33 APs attended the community job caravan.
July 31, 2023	Calamba	LLC Auditorium Calamba	DOTr, GCR, SHFC, Housing, CES, HOA, Department of Education	DOTr and GCR discussed the status of cashcard accounting opening, PNR track fencing, issued NoT and Pabatid, and livelihood restoration and improvements
August 12, 2023	San Pedro	Pacita 1 Convention Center, Brgy. Pacity, San Pedro City	DOTr, GCR, SHFC, LGU, HOA, PCUP	General Community Assembly
August 16, 2023	Binan	Covered Court Brgy. Sto Niño, Binan	DOTr, GCR, PNR, HDJV	Community dialogue regarding Trolley Drivers and Homeowners Association (HOA) issues and concerns
August 17, 2023	Paranaque	2nd Floor, Multipurpose Hall, Sitio de Asis, Barangay San Martin de Porres, Parañaque City	DOTr, GCR, SHFC, Paranaue CLGU, San Martin De Porres LGU	Parañaque Special Local Inter-Agency Committee (SLIAC) – Social Preparation Committee for the 1st Community Organizing (Community Analysis and Planning Workshop) and Election of Interim Homeowners' Association (HOA) Officers
August 26, 2023	Santa Rosa	Santa Rosa City	DOTr, PNR, SHFC, CSU, POSO, LGU, HOA, Blue Guard, CUDHAO, AUDI	Community Assembly
August 30, 2023	Calamba	Calamba, Laguna	DOTr, GCR, LGU, HOA, CSCO	Coordination meeting with HOA and Barangay and Site Inspection in relocation site
September 01, 2023	Calamba	Apolega Ville, Banlic, Calamba	DOTr, GCR, HOA	Dialogue with Apolega Ville HOA
September 09, 2023	San Pedro	Takara Hotel and Events Place, San Antonio, San Pedro Laguna	DOTr, GCR, SHFC, HOA, LGU, CUDHO, D. L. Cervantes	HOA Leaders meeting with contractors
September 10, 2023	Binan	Canlalay Elementary School, Maribel Subdivision, Brgy Canlalay, Binan	DOTr, GCR, LGU, SHFC, HOA	General Community Assembly
October 04, 2023	Taguig	North Daang Hari, Tanyag, Taguig	DOTr, GCR, PNR, LGU and Barangay	Coordination with Taguig Barangays regarding the conduct of a walkthrough validation of untagged structures within the Philippine National Railways (PNR) Right-of-Way (ROW)
October 04, 2023	Biñan	Brgy. Platero, Binan, Laguna	DOTr, GCR, PNR, LGU and Barangay	Consultation Meeting Between DOTr and BLGU about Potential Drainage and Flooding Problem in Brgy. Platero, Binan, Laguna
October 05, 2023	Makati	Barangay Hall, Barangay Pio Del Pilar, Makati City, Barangay Hall, Barangay San Antonio, Makati City, City Hall of Taguig, Barangay Tuktukan, Taguig City	DOTr, GCR, PNR, LGU and Barangay	Coordination with Makati Barangays and the Local Government of Taguig City regarding the conduct of a walkthrough validation of untagged structures within the Philippine National Railways (PNR) Right-of-Way (ROW)
October 06, 2023	Manila	Sinag Community Center, Manila	DOTr, GCR, PNR, LGU / BLGU, SHFC, (LIAC) and Sinag Property	Coordination Meeting with Sinag Property Admin
November 15, 2023	Muntinlupa	Alabang, Poblacion. Buli, Sucat	DOTr, GCR, PNR, LGU / BLGU	Coordination with the Affected Barangays regarding the conduct of the PIB Relocation Option Survey and LIAC Muntinlupa 2nd Community Assembly
November 15, 2023	Calamba	Barangay Banlic Calamba Laguna	DOTr, GCR, PNR, LGU	Courtesy Call with the Newly Elected Officials of Brgy. Banlic, Calamba Laguna
November 20, 2023	Calamba	Brgy. Banlic, Calamba Laguna	DOTr, GCR, PNR, LGU / BLGU, APs	Community Assembly for Discussion of Rental Subsidy and Other Entitlements
November 22, 2023	Muntinlupa	3rd Floor Building A, Alabang Public Market, Barangay Alabang, Muntinlupa City	DOTr, GCR, PNR, LGU / BLGU, APs	Conduct of 2nd Community Assembly and PIB Survey
November 24, 2023	Muntinlupa	Brgys in Muntinlupa	DOTr, GCR, PNR, LGU / BLGU, SHFC, (LIAC) and APs	Conduct of 2nd Community Assembly (CA) and Project Information Brochure (PIB) Survey
November 29, 2023	Calamba	Calamba City Laguna	DOTr, GCR, PNR, LGU / BLGU, SHFC, (LIAC) and APs	Conduct Community Dialogue with the APs in Depot Area Bgy. Banlic Calamba City Laguna

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Date	LGU	Venue	Participants	Particular
December 02, 2023	Muntinlupa	Brgy. Cupang, Muntinlupa	DOTr, GCR, PNR, LGU / BLGU, SHFC, (LIAC) and APs	Community Assembly
December 09, 2023	San Pedro	Olivarez Homes Phase 5 Covered Court, Brgy Fatima, San Pedro, Laguna	DOTr, GCR, PNR, LGU / BLGU, SHFC, (LIAC) and APs	General Community Assembly hosted by the Local Inter-Agency Committee (LIAC), A forum for discussion between the representative of the LIAC and the first and second batches of project-affected persons (APs)
For Landowners				
July 20, 2023	Taguig	Barangay Hall of North Daang Hari Taguig City	DOTr, GCR, Baragay Captain, landowner, landowner's heir, claimants	Dispute-Resolution Meeting with the Landowner and Claimants of Lot 31053 in Barangay North Daang Hari
July 23, 2023	Paranaque	Puregold Head Office 900 Romualdez St. Paco, Manila	DOTr, GCR, Kayamanan Holdings	Stakeholders Consultation Meeting with Kayamanan Holdings, Inc
July 25, 2023	Sta Rosa	SQA Corporate Center, National Highway, Calamba City, Laguna	DOTr, GCR, landowners, representatives of landowner	Coordination Meeting with the Sta. Rosa Landowners regarding appraisal
July 28, 2023	Calamba	3rd Floor ALC Building, Barangay Parian, Calamba Laguna	DOTr, GCR, ATDRMAM	Meeting with ATDRMAM regarding Lazaro Properties
July 28, 2023	Makati	Barangay Pio del Pilar, Makati	DOTr, GCR, Barangay representative, unit owners	Coordination Meeting with EGI Condominium Unit Owners
August 8, 2023	Makati	North Avenue Station of MMSP, Quezon City	DOTr, GCR, landowner	Coordination meeting with Vasquez family to address their concern before receiving the Offer to Buy / Compensate.
August 30, 2023	Manila	Online (Microsoft Teams)	DOTr, GCR, landowner	Coordination meeting with Honeycomb Builders, Inc. regarding updates from DOTr
August 31, 2023	Taguig	Barangay North Daang Hari, Taguig	DOTr, GCR, landowners	Coordination Meeting with Landowners for Extra Judicial Settlement of Estate with Sale
August 31, 2023	Calamba	6780 Ayala Ave. Makati City	DOTr, GCR, landowner's heir	Stakeholder Consultation Meeting for lot ID 100027 in Banlic Depot
September 11, 2023	Cabuyao	UHV Subdivision, San Martin De Porres, Parañaque	DOTr, GCR, landowners	Consultation Meeting with Mrs. Belen Mapote and heirs, Landowner of lots in Cabuyao
September 20, 2023	Paranaque	Barangay San Martin De Porres Hall	DOTr, PNR, GCR, Baragay Captain, LFBJV contractor	Coordination Meeting with Barangay San Martin De Porres regarding Proposed Traffic Management Plan
September 21, 2023	Paranaque	Valle Verde Country Club, Pasig, Manila	DOTr, GCR, PUSCO	Coordination Meeting with PUSCO regarding overlapped lot
September 25, 2023	Muntinlupa	Virtual Meeting (Zoom)	DOTr, GCR, POSADAS	Follow-up Coordination Meeting with POSADAS Property
October 02, 2023	Cabuyao	St Polycarp Parish Church, Poblacion, Cabuyao	DOTr, GCR, landowner	Second Coordination Meeting with Diocese to check the status of land titling
October 07, 2023	Paranaque	United Hills Village Covered Court, Paranaque	DOTr, PNR, GCR, LFBJV, SMDP Brgy. Captaint, UHV HOA	Public Consultation and Orientation in United Hills Village Brgy. San Martin de Porres, Paranaque City
October 21, 2023	Taguig	Homeowners Association (HOA) Office of Zone 3 Brgy. Fort Bonifacio Taguig	DOTr, GCR, Zone 3 HOA Brgy. Fort Bonifacio	Documents Needed Orientation for Compensation of affected Lot and Structures
November 11, 2023	Muntinlupa	Barangay Alabang, Muntinlupa	DOTr, GCR, Legitimate Homeowners Association of Rayos Del Sol (LHOARDS)	Meeting with the affected landowner of LHOARDS to follow up on the submission of their documents and to discuss the payment for their structures
November 29, 2023	Calamba	Barangay Banlic Calamba, Laguna	DOTr, GCR, Landowner	Meeting with Landowners in Banlic Depot regarding access road, Meralco Pole location and Permit to Enter
December 6, 2023	Manila	Primex Tower, Edsa Connecticut San Juan	DOTr, GCR, Phoenix Suns and International Corp.	Meeting with Secretary Jaime Bautista regarding the lot of Graciela Eleazar (Lot ID 11339)
December 7, 2023	Manila	7th Floor Tivoli Garden Residences, Mandaluyong City	DOTr, GCR, Landowner and landowner's representatives	Landowner's Coordination Meeting (Lot ID 10025)

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G. Grievance Redress Mechanism

1. Grievance Redress Mechanism updates

55. The launching of the electronic Grievance Redress Mechanism (eGRM) by the DOTr in collaboration with the ADB on September 14, 2022, marked an innovative change and resulted in a notable development in the grievance redress process. The eGRM aims to unify the railway system's GRM database, ensure data accuracy, enhance accessibility, and provide convenient features such as automatic ticket generation and encoding. Through the eGRM portal, the APs may directly raise their queries and concerns to Central DOTr grievance officers, promoting timely grievance resolution and at the same time strengthening the coordination among the DOTr teams.

56. As of CY 2023, the eGRM is actively utilized by trained GR officers of respective LGUs, and GRM counterparts from partner agencies, such as but not limited to GCR, and SHFC. The integration of eGRM has rendered the physical helpdesk operation outdated, and by utilizing technology it significantly streamlined the grievance-handling process and leading to a more efficient response and resolution management strategies, particularly at the local level.

57. The south segment is still facing a notable number of complaints relative to RAP that may be attributed to the ongoing activities on the ground such as Due Diligence for both landowners and non-landowners, onsite validation, community assemblies, and issuance of Notice of Taking for structure owners. Further, several inquiries were received on the relocation timeline and demolition due to fencing and other construction activities which have already started in Contract Packages S-04 to S-07.

58. The concerns of the APs regarding exclusion from socialized housing entitlements challenges the result of Due Diligence and pre-qualification procedures. These were coordinated with the resettlement team and the SHFC.

59. In August 2023, the Central GRM team facilitated the GRM discussion during the Seminar for Comprehensive Development Plan of the DILG.

60. The GRM team sought assistance from case handlers in answering queries from landowners regarding issues with their land titles and on procedures to take in transferring it to their name.

61. Inclusion to masterlist related concern remains to be a recurring concern. In evaluation, one of the reasons is misclassification of APs. These concerns were already endorsed to RAP team for validation and correction.

62. GRM monthly meetings were conducted and close coordination among GRM focal were maintained to actively monitor the progress of respective grievances and ensure its successful resolution.

2. Status of Grievances Redressed

63. During this reporting period, a total of 181 grievances or inquiries were received. With the following subtotal of 51 RAP-related; 6 Environmental-related; 8 Technical concerns; 28 Staff-related; 85 General Queries; and 3 Not Within Project Scope.

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64. Out of 51 RAP grievances, 45 falls under the SCRP. Moreover, the LGU of Calamba, Laguna has received the greatest number of grievances with a total of 14.

65. From the DOTr GRM Portal/Database, the following GRM Report has been generated for the SCRP. Table II-14 shows the number of RAP grievances received according to its categories and subcategories from the period of July to December 2023. It is evident that most of the grievances recorded in the SCRP refers to Inclusion to Masterlist and Relocation Entitlements and Assistance.

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Table II-14. Status of Received RAP-SCRP Grievances (July to December 2023)

AREA AFFECTED	Received Grievances				Ongoing Grievances				Resolved Grievances			
	Land and Structure Acquisition	Relocation and Resettlement	Livelihood and Employment	Total	Land and Structure Acquisition	Relocation and Resettlement	Livelihood and Employment	Total	Land and Structure Acquisition	Relocation and Resettlement	Livelihood and Employment	Total
Manila	3	0	0	**3**	0	0	0	**0**	3	0	0	**3**
Makati	0	3	0	**3**	0	0	0	**0**	0	3	0	**3**
Taguig	0	4	0	**4**	0	0	0	**0**	0	4	0	**4**
Parañaque	0	0	0	**0**	0	0	0	**0**	0	0	0	**0**
Pasay	0	0	0	**0**	0	0	0	**0**	0	0	0	**0**
Muntinlupa	2	10	0	**12**	0	0	0	**0**	2	10	0	**12**
San Pedro	2	4	0	**6**	0	0	0	**0**	2	4	0	**6**
Biñan	1	1	0	**2**	0	0	0	**0**	1	1	0	**2**
Santa Rosa	0	1	0	**1**	0	0	0	**0**	0	1	0	**1**
Cabuyao	0	0	0	**0**	0	0	0	**0**	0	0	0	**0**
Calamba	8	4	2	**14**	0	0	0	**0**	8	4	2	**14**
Total	**16**	**27**	**2**	**45**	**0**	**0**	**0**	**0**	**16**	**27**	**2**	**45**

Source: Analysis of GCR RAP Team based on the DOTr's GRM databases.

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Table II-15. Subcategories of RAP-SCRP Grievances

Subcategories of RAP Grievances	TOTAL
Land and Structure Acquisition	
Assistance with Entitlements	2
Document Processing	1
Issue of Ownership	8
Land Clearing/ Demolition	2
Survey	3
Relocation and Resettlement	
Accessibility	2
Inclusion to Masterlist	13
Relocation Entitlement and Assistance	16
Structural Concerns	1
Livelihood and Employment	
Monetary Entitlement	2

Source: Analysis of GCR RAP Team based on the DOTr's GRM databases

3. Proper Communication of Grievance Resolution to APs

66. The Central GRM Team maximizes the use of the eGRM Portal by sending direct responses to the queries and offering solutions to the concerns of the APs; it serves as a monitoring and repository tool for grievance data; it generates Notice of Resolution issued for escalation of grievances to other workstreams; and it has a tagging feature to assign responsible GR focal for addressing each concern promptly and efficiently.

H. Livelihood Restoration and Improvement Program (LRIP)

67. In the Blumentritt-Calamba Section, the schedule of the regular DOTr-GCR LRIP meetings to align the LRIP activities are as follows:

LGU	Schedule
Manila Livelihood Subcommittee	every 2nd Wednesday of the month
Makati Livelihood Subcommittee	every Tuesday of the month
Taguig Livelihood Subcommittee	every first Friday of the month
Paranaque Livelihood Subcommittee	Not yet determined
Muntinlupa Livelihood Subcommittee	every 1st Wednesday of the month
San Pedro Livelihood Subcommittee	every 2nd Friday of the month
Binan Livelihood Subcommittee	every 4th Wednesday of the Month
Santa Rosa Livelihood Subcommittee	every 3rd Wednesday of the Month
Cabuyao Livelihood Subcommittee	every 3rd Thursday of the month
Calamba Livelihood Subcommittee	every 1st Thursday of the month

68. The LRIP orientation and Training Needs Assessment (TNA)/ SES data collection were conducted in all LGUs. The result of TNA/SES was presented during the livelihood subcommittee meetings. Updating and validating of the master list of the NLO business owners (BOs) in Manila, Makati Taguig, Paranaque, Muntinlupa, San Pedro, Binan, Cabuyao and Calamba are on-going as of December 2023.

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69. The PNR track removal and fencing commenced last July 2023 along CP S-04 to CP S-06 and the trolley drivers are among those directly affected by this activity. The start of project's construction also means losing their daily source of income along the PNR tracks. To mitigate the impacts on the income and livelihood of affected trolley drivers, the DOTr and GCR LRIP Team are conducting a socio-economic survey (SES) and Training Need Assessment (TNA) for unsurveyed trolley drivers as the preliminary process of obtaining and verifying data from the trolley drivers. The survey includes their basic information, term of residence, primary and other source of income, and membership to an association.

70. In early December, the DOTr discussed the ADB request for a stand-alone LRIP Guide or Reference for the Project. The scheduling of the production of the outline and fleshing out the document was conducted.

71. **LRIP Workshops Conducted.** The coordination and preparation of LRIP implementation were continuously conducted for sweeping and updating the APs' livelihood status, such as LRIP orientation and TNA/SES data gatherings for the APs who were not included in previous data gathered which will be used as the basis of the Masterlist for training purposes. The highlight of activities from this reporting period was the preparation and conduct of the launch of the LRIP. The event surfaced the coordination efforts of the DOTr in partnering with the various government and private agencies to support the APs.

Table II-16. Status of Required Formal Agreements Prior to Implementation

ENTITY	Type of Agreement Required	Purpose	Signed? (Y/N)
TESDA	MOA	Skills Training Program	-
DTI	TBC	TBC	-
DOLE	TBC	TBC	-
DSWD	TBC	TBC	-
LBP	MOA	Account Opening	

72. **Assistance to find Alternative Site to Continue Business/Farming**. No progress on this assistance during this reporting period.

1. Vocational/entrepreneurial training for of APs in livelihood rehabilitation programs (women, men, and vulnerable groups)

73. **Vocational/Enterprise Training.** The Livelihood Caravan was conducted in partnership with the Public Employment Service Office (PESO) of Biñan Laguna, TESDA and its partner companies, with 27 (21 Female, 6 Male) APs who have been provided training on Perfume-making last July 2023. In Sta Rosa, 4 APs from LGU of Sta Rosa completed the Beauty Care Skills Training led by the Public Employment Service Office (PESO). On December 19, 2023, the DOTr launched LRIP and the TESDA Trainings was conducted at Barangay Banlic, Calamba City. The training provided by TESDA was the production of dishwashing liquid soap and perfume and the making of doughnuts and empanadas. Food Panda, an online food delivery company, donated twenty (20) mountain bike units with delivery bags and T-shirts for the twenty (20) vulnerable APs willing to become

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delivery partners of the Global Brand. The Technical-vocational, St. Peregrine Institute (SPI), oriented APs interested in masonry and carpentry. It was emphasized that today's construction industry has a high absorption capacity due to the boom in construction-related works. So those who will strive to finish TESDA-certified training are assured of employment, at least from the employer-network of SPI. Twelve (12) APs were oriented on carpentry, and four (4) expressed interest in joining future masonry training.

74. Through this event bearing the slogan, "Walang iwanan, sama-samang pag-angat ng kabuhayan" (No one left behind uplifting livelihoods together), the LRIP aims to ensure that incomes and economic conditions of individuals and households affected by the Project will be improved, as part of the social safeguards implemented.

75. Aside from that, prior to this event, on November 11, 2023, twenty-five (25) affected trolley drivers, twenty (20) of them are APs and five (5) indirect-APs from City of Calamba received cash assistance amounting of Five Thousand Pesos (Php 5,000.00) each and one (1) unit/ each of Pedicab from City Local Government Unit of Calamba

Table II-17. Vocational/Enterprise Training conducted during July to December 2023

LGU	# ELIGIBLE APS	# APS REGISTERING			# APS SUCCESSFULLY COMPLETED			# OF APS THAT RECEIVED STARTED KITS					
	Total*	M	F	T	M	F	T	TESDA	DTI	DOLE	DSWD	LGU	OTHERS
Manila 2	1922	-	-	-	-	-	-	-	-	-	-	-	-
Makati	336	-	-	-	-	-	-	-	-	-	-	-	9
Taguig	1323	-	-	-	-	-	-	-	-	-	-	-	-
Parañaque	197	-	-	-	-	-	-	-	-	-	-	-	2
Muntinlupa	1212	-	-	-	-	-	-	-	-	-	-	-	-
San Pedro	437							-	-	-	-	-	-
Biñan	1439	13	47	60	6	21	27	-	-	-	-	-	1
Sta. Rosa	399	0	6	6	0	6	6	-	-	-	-	-	-
Cabuyao	204	8	6	14	8	6	14	-	-	-	-	-	1
Calamba	1475	5	0	5	5	0	5	-	-	-	-	8	8
Banlic (Calamba)	323	21	26	47	21	26	47	-	-	-	-	17	5

*Note: Total of Micro, small, medium, large business and vulnerable APs of landowner and non-landowner, thus there is duplication. The duplication in the name AP is due to multiple circumstances they have, e.g., home-based operated micro-business owners and vulnerable, this will be addressed accordingly.

2. Availability of employment activities

76. **Job Matching and Project Related Employment Opportunities**. Hyundai-Dongah Joint Venture (HDJV), the Contractor of CP S-04 to S-06, is ready to employ APs willing to join their workforce based on their available staffing requirements and qualifications, same with LOTTE-Gulermark-EEI Joint Venture (LGEJV), contractor of CP S-07, Banlic Depot. The Livelihood Coordination meeting was held with HDJV on August 18, 2023. As a result, 55 APs (53 Males and 2 females) from the City of Muntinlupa have been endorsed to HDJV for

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employment opportunities. Those 55 APs have construction-related skills and experience based on the TNA Masterlist. While in Binan, the 8 APs from the City of Binan have been employed by HDJV. In addition, for Sta Rosa, a total of 30 APs from Barangay Pooc, Sta Rosa City have been beneficiaries of the DOLE's "Tulong Panghanapbuhay sa Ating Disadvantaged/Displaced Workers" (TUPAD). TUPAD is a community-based assistance package that provides short-term employment opportunities to displaced, underemployed or seasonal workers for at least 10 days and a maximum of 30 days.

77. During the 4th quarter of 2023, DOTr endorsed the masterlist of affected Trolley Drivers to the Contractors which includes the information of work experience and specific skills of APs through the result of the TNA and SES. The total number of affected trolley drivers in Muntinlupa is 82, Calamba 24, Binan 57 and Sta Rosa 122.

Table II-18. Status of Job Matching and Employment Assistance

LGU	# OF ELIGIBLE APS	REGISTERING/ SEEKING PROJECT RELATED JOB			APS ACTUALLY EMPLOYED IN PROJECT RELATED JOBS			REGISTERING/ SEEKING NON-PROJECT RELATED JOB			APS ACTUALLY EMPLOYED IN NON-PROJECT RELATED JOBS		
		M	F	T	M	F	T	M	F	T	M	F	T
Manila 2	2009	-	-	-	-	-	-	-	-	-	-	-	-
Makati	1508	-	-	-	-	-	-	-	-	-	-	-	-
Taguig	2731	-	-	-	-	-	-	-	-	-	-	-	-
Parañaque	531	-	-	-	-	-	-	-	-	-	-	-	-
Muntinlupa	3906	53	3	56	0	1	1	-	-	-	-	-	-
San Pedro	880	12	0	12	-	-	-	-	-	-	-	-	-
Biñan	3077	47	0	47	8	0	8	-	-	-	-	-	-
Sta. Rosa	835	39	2	41	-	-	-	25	5	30	25	5	30
Cabuyao	606	10	0	10	-	-	-	-	-	-	-	-	-
Calamba	2700	147	4	151	-	-	-	-	-	-	-	-	-
Banlic (Calamba)	351	11	0	11									

3. Provision of Special Assistance to Vulnerable Groups

78. **TA 6692-PHI**. The Technical Assistance (TA) "Strengthening the Transition of the Vulnerable Communities (STVC) Affected by the South Commuter Railway Project (SCRP)"

79. **Output 1: Financial Resilience and Stability of Participants Improved-** The technical assistance will leverage on existing livelihoods training programs provided through the RAP/LRIP by the DSWD, the Department of Labor and Employment (DOLE), the Department of Trade and Industry (DTI), and the Technical Education and Skills Development Authority (TESDA). Mentors will help participants access various government programs effectively and conduct regular group coaching sessions. Through weekly household and business visits, mentors will monitor participants' progress and concerns, including comprehension of the training received and implementation of livelihood best practices. Throughout the technical assistance, the mentors will also provide additional coaching and support the application of the learnings of the participants.

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80. **Output 2: Capacity of DOTr to Apply the Graduation Approach for Projects that Involve Large Scale Resettlement.** Sustainability of the interventions and capacity development will be essential to the SCRP Graduation Approach intervention activities' design. The TA will include capacity- building activities, including the implementation of training modules for staff and 7 project beneficiaries and the training sessions for government agency employees. The activities will be implemented collaboratively with DOTr, LGUs and other government agencies, including the social welfare units in each of the cities, and include measures to support practical, on-the-job training opportunities for government staff to become knowledgeable on the Graduation Approach and how it can be implemented in the context of urban resettlement. The technical assistance will build on the lessons learned from the JFPR for the MCRP and government and other countries' experiences and adapt the models that have been developed to an urban resettlement setting. This output also includes an online monitoring system with built-in data analytical tools and an online data management system that will be applied in the SCRP Graduation Approach.

81. The STVC kick-off meeting was held for the NSCR-Ex (Solis-Calamba) on March 28, 2023. The detailed discussion related to the plan for the affected 12,731 validated NLO HHs and TNA/SES data results with a focus on vulnerable APs was discussed in the workshop on April 3-4, 2023. The STVC introduction and orientation to the LIAC and the concerned LGUs were completed. In addition, the STVC orientation to the Barangays is ongoing during this reporting period. The STVC also participated in and observed the LRIP kick-off implementation on December 19, 2023. Moreover, in the six LGUs, the following activities were conducted: coordination and linking with the STVC for work opportunities (Taguig and Binan); validation, certification and endorsement of Trolley Drivers for possible interventions (Muntinlupa and Sta. Rosa); updating of the RRAP and the Job Caravan (San Pedro); and scheduling and conduct of various trainings (Cabuyao).

Table II-19. Provision of Special Assistance to Vulnerable Groups

LGU	# OF ELIGIBLE VULNERABLE HH	# OF VULNERABLE HH THAT RECEIVED INCONVENIENCE ALLOWANCE (PHP10,000)	# OF HH PROVIDED WITH MANPOWER ASSISTANCE TEAM (MAT) DURING RELOCATION	REGISTERING/SEEKING SKILLS TRAINING			APS FROM VULNERABLE HH COMPLETED SKILLS TRAINING		
				M	F	T	M	F	T
Manila 2	1380	-	-						
Makati	267	-	-						
Taguig	1005	-	-						
Parañaque	116	-	-						
Muntinlupa	1345	-	-						
San Pedro	330	-	-						
Biñan	1010	-	-						
Sta. Rosa	321	-	-						
Cabuyao	126	-	-						
Calamba	1161	-	-						
Banlic (Calamba)	126	-	-						

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4. Re-establishment of Businesses and availability of alternative livelihood for land-based APs

82. For SC, such assistance has not been provided yet as of December 2023.

5. Availability of soft loans for APs

83. Still no progress on this assistance during this reporting period.

Table II-20. Assistance to Secure Government Soft Loan

LGU	ASSISTANCE TO SECURE LOAN					
	# OF APS ELIGIBLE FOR ASSISTANCE*	# APS WHO REQUESTED ASSISTANCE	NO ACTION/ ASSISTANCE	ON-GOING	REJECTED	APPROVED
Manila 2	1922					
Makati	336					
Taguig	1323					
Parañaque	197					
Muntinlupa	1212					
San Pedro	437					
Biñan	1439					
Sta. Rosa	399					
Cabuyao	204					
Calamba	1475					
Banlic (Calamba)	323					

*Note: Total of Micro, small, medium, large business and vulnerable APs of landowner and non-landowner, thus there are duplication. The duplication in the name is due to multiple circumstances that APs have, e.g., Home-based operated micro-business owners and vulnerable, this will be addressed accordingly.

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III. SAFEGUARDS PERFORMANCE MONITORING

A. Summary of Compliance to RAP Requirements

84. For private land acquisition, landowners of 20 lots received compensation for land and structures by this reporting period. Still, the disbursement of entitlement has not been released yet and most of the compensation for land, structures, and resettlement of AHs is still in the pre-disbursement stage as of the end of December 2023.

85. For the Blumentritt - Calamba section, NOT issuance, collection of requirements and due diligence for private land acquisition are ongoing. As of December 2023, OtB was issued in total for 69 lots in all LGUs except Taguig, majority is for Banlic Depot with 28 lots, following San Pedro with 14 lots. Out of 69 lots, 58 lots accepted, 2 lots refused, 9 lots are under 30 day's review, 20 DOAS signed, and 20 lots have already been fully paid. Compensation for the lots and structures were paid at full replacement cost computed at current market value, free of taxes, based on the unit cost of LBP appraisal. For non-landowners, the NoT issuance for structure owners within PNR ROW and Pabatid for Non-Structure Owners is ongoing in all LGUs except Makati. Other preparatory activities for compensation payment such as due diligence activities, information gathering to open LBP account etc., are ongoing as of December 2023.

86. A table of key achievements is presented in the table below.

Table III-1. Key Accomplishments

No	Category	Summary of Key Accomplishments	Status of Compliance (Yes/No/On-going)
1	Institutional arrangement for the RAP implementation and capacity building	Status of the PMO structures	Yes
		Number of MOAs executed with other line agencies	Yes -3 MOAs NHA, SHFC and LBP
		Number of resettlement staff filled during this reporting period	Yes – 6 staff onboarded, and recruitment of staff is on-going
		Number and details of capacity building provided for staff and other line agencies involved in implementing the RAP	Yes- 7 different types of training and capacity building on RAP for all new RAP team members
		Details of orientation workshops for other/line agencies involved in the RAP implementation	Yes, all LGUs were oriented on the RAP Implementation Activities
2	Fund availability and allocation	Availability of required funds with the DOTr for the RAP implementation as planned	Yes, funds for payment compensation and entitlement set out in the RAP has been deposited to the cash card/ and regular bank account of the Aps at Land Bank of the Philippines (LBP) on a special purpose account.

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No	Category	Summary of Key Accomplishments	Status of Compliance (Yes/No/On-going)
			Funds to pay for the compensation and entitlement in other LGUs Has been downloaded to the LBP.
		Allocation of funds to resettlement agencies as per schedule (names of agencies/dates of transfer/amount etc.)	Yes -Funds transfer to NHA and SHFC from the DOTr to construct housing in the resettlement sites has been completed.
3	Identification and notification	Number of ISFs, APs for Manila to Calamba established	On-going
		Number of Notice of Taking (NoT), issued and number of Offer to Buy (OTB), Offer to Compensate	On-going
		Number of Identified and Verified ISFs/APs	On-going
		Number of identified and verified APs eligible for socialized housing	On-going
		Number of identified and verified APs ineligible for socialized housing	On-going
		Number of vulnerable APs identified and verified.	On-going
		Number of APS identified and verified with no permanent dwelling.	On-going
		Identification and verification of Livelihood Restoration and Improvement Plan (LRIP) beneficiaries	On-going
4	Resettlement preparation and site selection	Number of Available socialized housing units with the SHFC	On-going
		Number of Organized of Housing Exhibits	Not yet started
		Progress and schedule of housing construction by the SHFC	On-going in Calamba and Binan, other LGUs not yet started
		Number of consultation and agreement with Aps on available housings conducted and agreed	On-going
		Status on the creation of social infrastructure at resettlement sites	Not yet started
		Number of consultation and site selection by APs	On-going
		Number and status of signing of agreements with APs for social housing units	None yet
		Number of housing units delivered to APs	None yet
5	Payment of compensation and self-relocation	Status of completion of a validation and replacement cost survey	On-going by Land Bank of the Philippines
		Status of finalization of the Masterlist for self-relocation	On-going
		Number of full compensation and entitlement for land, structures, and other properties/improvements/assets	Yes, 20 lots and 9 structures/ improvements

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No	Category	Summary of Key Accomplishments	Status of Compliance (Yes/No/On-going)
		Record of payment of compensation and various assistance to APs (including rental subsidies, food allowances, transportation allowances, etc.)	Yes, payment is recorded
		Status of payment of various assistance for APs	Not yet started
		Number of APs who receive special vulnerable assistance	None yet
		Number of Signed Agreement to Demolish and Remove Improvement (ADRI)	None yet
6	Project-assisted resettlement	Number of APs availing of social housing units and Pag-IBIG housing support	None yet
		Number of APs resettled	None yet
		Number APs who relocated to temporary accommodation	None yet
		Number of APs who receive especially vulnerable assistances	None yet
7	Consultation and disclosure	Number of consultations with APs during resettlement preparation	On-going
		Number of consultations with APs for site selection	Yes, PIB survey conducted for each LGUs
		Number of disclosures of communication materials including construction schedules disseminated	Yes, distributed Project Information Brochures and Notifications on the Project Construction Schedules
		Number of women and vulnerable groups/people participated in consultation	On-going
8	LRIP	Number of identified livelihood restoration and improvement measures	On-going
		Number of identified Aps with specific livelihood restoration program	On-going
		Number of signed agreements with service providers	On-going
		Number of conducted LRIP workshops	On-going
		Number of assistances provided for financial management	Not yet started
		Number of Assistance provided for securing soft loans	Not yet started
		Number of provided Vocational trainings	On-going
		Number of employment opportunities to APs during construction of the project versus the percentage of APs who obtain employment	On-going
9	GRM	Number of the Hotline established	The APs have access to a wide range of channels for reporting and follow-up on the status of their grievances. In September 2022, the DOTr and ADB launched the eGRM Portal. It is a web-based avenue for APs to

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No	Category	Summary of Key Accomplishments	Status of Compliance (Yes/No/On-going)
			submit complaints through SMS with mobile number 0922-110-1060 and NSCR website address of nscr.com.ph. APs may also send their grievance through email address nscr.grm@dotr.gov.ph.
		Number of operational Help Desks / RIMC Sub-committee on Grievance	Following the implementation of eGRM Portal, there are no longer physical helpdesks set up in the local government units (LGUs). However, there are LGU personnel appointed to serve as focal in addressing respective complaints.
		Number of established and operational Help Desks	In absence of Physical Helpdesks, the APs are advised to lodge their concerns in the following GRM communication tools: 1.eGRM Portal 2.Mobile number hotline 3. GRM email address
		Number of trainings for GRM staff completed	GRM and eGRM trainings are implemented to GRM focal of LGUs and partner agencies. While most of the contractors in the SCRP are trained, there are some that are scheduled.
		Number/type of grievances received at each level	There are 45 out of 51 RAP grievances received in SCRP from July to December 2023. A single grievance may have multiple subcategories of concerns.
		Number of resolved/unresolved grievances	As of the reporting date there is a 100% resolution rate for received grievance in RAP-SCRP.
10	Restoration of public facilities	Number/type of public facilities to be restored	Ongoing due diligence activities
		Number/type of public facilities restored	Not yet started
11	Handover of land for civil works	Total Area/length of the ROW handed over by the PNR/BCDA	709,028 sqm of Free and Clear Area in PNR for S-02, S-03b, S-04 to S-06 handed over
		Total Area/length of other government-owned land handed over	27 lots (190,687 sqm) with payment and Permit to Enter (PTE) in S-07 handed over
12		Number of woman-headed families	Not yet started

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No	Category	Summary of Key Accomplishments	Status of Compliance (Yes/No/On-going)
	Gender-disaggregated resettlement and rehabilitation information	Number of woman-headed families which opt for self-relocation	Not yet started
		Number of woman-headed families which receive full compensation	Not yet started
		Number of woman-headed families which receive all kinds of assistance	Not yet started
		Number of woman-headed families which opt for assisted relocation	Not yet started
		Number of women's group consultation meetings organized	Not yet started
		Number of woman-headed families which complete self-relocation	Not yet started
		Number of woman-headed families which obtain assisted-relocation	Not yet started
		Number/type of the LRIP opted by woman-headed families	Not yet started
		Number/type of the LRIP participated by woman-headed families	Not yet started

B. Issues Identified in this Reporting Period

87. As of July 21, 2023, as per Proclamation No. 297 by the President of the Republic of the Philippines, the state of public health emergency throughout the Philippines due to Covid-19 has been officially lifted. Therefore, DOTr and GCR could continue their project activities, especially field-based RAP activities and achieve steady progress.

88. The following are the identified issues and challenges in compliance with the RAP requirements. Table III-2 describes the key issues, mitigating measures undertaken by the project and proposed resolution of issues to further improve the social safeguard monitoring activities.

Table III-2. Key Issues, Mitigating Measures, and Resolution of Issues

Area Concerned	Key Issue and Challenge	Mitigating Measures and Resolutions
Institutional arrangements for land acquisition and resettlement	● Delay of RAP Implementation and Management Committee (RIMC) MOA signing between LGU, DOTr and PNR to address issues/concerns not discussed in LIAC, e.g., disqualified AHs, payment of affected structures in public land, other AP claims, etc. ● Delay in the signing of the Supplemental MoA between DOTr and SHFC ● Due to the unsaleable lot concerns, Carissa Homes is no longer intended for the relocation sites for the affected HHs in NCR areas. ● There are new claimants who are listed in the GRM database, LIAC Masterlist and Barangays Masterlist.	● For the RIMC MOA, DOTr shall follow up LGUs' approval and signature. ● RIMC will also be established to address concerns and issues not addressed by the LIAC. ● The signing of the Supplemental MoA between DOTr and SHFC needs to be expedited to avoid delays in the construction of the relocation sites. ● DOTr will intervene so that SHFC and LGUs can work together and maintain close coordination to finalize relocation sites. ● For the new claimants, DOTr continue the due diligence activities for BSAAC deliberation.

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Area Concerned	Key Issue and Challenge	Mitigating Measures and Resolutions
	● Delays in validation activities due to lack of manpower from DOTr-partner agencies ● For the Banlic Depot site, DOTr had a coordination meeting with the DAR in Apr 2023 to speed up land conversion and to request approval of commencement of construction while conversion is on process, and both agreed with such arrangement.	● DOTr PMO shall continue follow up SHFC to speed up the completion of pre-qualification as well as the finalization of relocation sites together with the LGUs. ● Regarding the conversion of the land for Banlic Depot, MOA signing and land reclassification to be facilitated.
Consultation, Participation and Information Disclosure	● Large scale business owners tend to send their own legal representatives to discuss and negotiate with DOTr	● Supplementary consultation meetings to be organized to provide sufficient project information to APs and the public ● Sufficient preparation and legal advice are necessary to discuss with legal business owners
Disbursement of compensation and assistance	● DOTr continuously reviews the eligibility of APs for the payment of structural appraised values ● No official decision yet from PMO pertaining to compensation of affected trees inside PNR property ● Document templates for both NLO and LO changed several times ● Delay of Parcellary Plan and As-Built Plan final assessment, finalization and approval due to multiple exchanges of comments and acceptable revisions to and from final reviewers and subcons including limited personnel to conduct simultaneous final review of submitted subcon outputs ● Sketch plans of lots with structures are required for OtB and payment processing of affected structures ● Fence height and water tank capacity is necessary for proper appraisal computation; these were not included in the DD stage survey activities, hence, the need for additional site visits to conduct measurements ● Assessment of structural integrity for marginally affected structures are required to finalize the compensation to be paid and determine the degree of demolition ● Assessment of economic viability of remaining lots are necessary to justify the full acquisition of partially affected lots, if requested by landowners ● Certificate of Entitlement to Lot Allocation (CELA) holders in Taguig those who weren't able to process title shall be considered as non-landowners, still awaiting survey result of DENR	● DOTr shall fast track the preparation of implementing guidelines for APs who will receive payment for the affected structures ● DOTr and PNR shall resolve the issue of non-payment of affected trees and crops within the PNR property. ● DOTr to finalize all notices and forms required for the right of way acquisition ● Finalize the Parcellary survey and subdivision plans as soon as possible by expediting the checking of deliverables ● Catch up plan for updating As-Built Plan, review of Basic Plan and preparation of sketch plans of lots with structures should be finalized between DOTr and GCR ● Closely monitor the progress, site activities and final revision of outputs of sub-consultants for Parcellary and As-Built Plan update ● Conduct site activity to measure actual dimensions of fences and water task capacity, continue preparation of reports based on site measurement and verification of basic plans ● GCR hired an expert for assessment of economic viability of remaining land in December 2023. Guidelines for economic viability assessment to be finalized. ● Continue coordination with Taguig LGU and DENR-NCR for the issue of CELA holders' ownership of property ● Provide Petty Cash allotment to expedite documentary requirements for land acquisition ● DOTr to utilize an EJSE with the sale in response to the landowner's concern on financial constraints to execute EJSE

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Area Concerned	Key Issue and Challenge	Mitigating Measures and Resolutions
	● Financial constraints of APs to process DOTr's documentary requirements ● Difficulty of AP to obtain tax declaration document requirement for NLO SO within PNR ROW ● Lack of RAP Personnel to transact with all project APs to issue documents, gather their requirements, explain status and requirements, verify documents and resolve all issues listed above	● Coordinate with Assessor's office and provide reference document for Tax Declaration issuance ● DOTr will accelerate and streamline internal processing of documents ● DOTr approved hiring of additional RAP Personnel for GCR in June 2023. GCR mobilized additional personnel by December 2023. These additional personnel to be efficiently utilized to expedite RAP implementation
Grievance redress mechanism	• The on-ground RAP activities trigger the APs to file grievances. Thus, regular RAP activities may result in an increase in grievances. • Developments on the Project may also trigger the APs to follow up the status of their entitlements. • The rise and recurrence in grievances relative to Inclusion to Masterlist needs to be addressed. • Contractor's GRM focal needs to be established. • The lack of RAP personnel assigned to some LGUs affects the delay in resolving grievances.	● Possible consideration of increasing the number of GRM focal and Officers. ● Possible consideration of increasing the number of RAP officers. ● Establish GRM committee and appoint GRM focal from contractor's side. ● Conduct GRM orientation and training to new GRM focal from all project proponents and develop the integrated GRM database to improve the GRM operation. ● Close coordination with other agencies receiving grievances to make sure that all project-related concerns are addressed. ● Conduct RAP meeting with concerned officers to assess the root cause of concerns relative to Inclusion to masterlist and identify solutions. ● Continue disseminating the IEC materials to support the project's information dissemination and increase the awareness of the APs on efforts in mitigating and resolving grievances.
Livelihood restoration and improvement program	• APs were disinterested in the available skills training courses due to preferred skills training of the APs not being available. • Distance of the training venue to the location from APs is also a factor. • DOTr has not yet downloaded livelihood funds to LGUs.	• DOTr shall continue to conduct the Livelihood Needs Assessment (LNA) to the APs who were not present during the TNA/SES activities. • DOTr shall continue to coordinate with livelihood mandated agencies to accommodate and conduct livelihood skills training for the APs. • DOTr shall continue to lobby and coordinate with government agencies mandated to implement livelihood programs including the LGUs for the allocation of budgets for livelihood skills training. • DOTr shall lobby partners to conduct skills training in a community based or at the Barangay for easy access for the APs. • Approval of DOTr on Guidelines on Implementation of Compensation and Entitlements for affected businesses and employees

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Area Concerned	Key Issue and Challenge	Mitigating Measures and Resolutions
		• Coordinate with LGUs and contractors for smooth access to job opportunities at the construction sites • DOTr shall constantly monitor and follow up contractors with the monthly employment monitoring tool

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IV. PROPOSED MAJOR ITEMS OF FOCUS FOR THE NEXT REPORT

89. The next semi-annual social monitoring report will continue to focus on the progress of the implementation of social safeguard activities stated below:

(i) Institutional Arrangements for the RAP implementation and capacity building

In the next reporting period, discussion on the progress on how the internal and external capacity building activities are done, including hiring additional staff for PMO responsible for land acquisition and resettlement tasks.

(ii) Fund availability and allocation in partnership with key government agencies

This report will provide information about key government agencies' fund allocation and disbursements for the project as per the MOA signed with them by DOTr.

(iii) Delivery of Entitlements

APs that are entitled for compensation and resettlement assistance will be reported in detail including timely release of compensation and assistance set out in the Entitlement Matrix

(iv) Resettlement preparation and site selection (resettlement site development, NHA and SHFC progress, civil works to build the resettlement sites, report on host community, if any, and others)

The report will focus on the progress of DOTr's partner agencies in the development of permanent relocation sites in consultation with various stakeholders.

(v) Grievance Redress Mechanism

Record of grievance and action taken by the DOTr on the issues and concerns filed in the central hotline and in the local help desks.

(vi) Livelihood Restoration and Improvement Program

Discussions in this section will focus on the progress of LRIP implementation set out in the RAP.

(vii) Gender-disaggregated resettlement and rehabilitation information

DD RAP implementation report in the SCRP will pay preferential attention in providing gender disaggregated information

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APPENDICES

Appendix 1. Livelihood Community Job Caravan for APs of Brgy. San Vicente, Biñan, Laguna (July 21, 2023)

Appendix 2. Issuance of Payment for Landowners of Lots 100016, 100021 and 100022, S-07 Banlic Depot (August 4, 2023)

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Appendix 3. 3rd General Community Assembly, Barangay Pacita, San Pedro, Laguna (August 12, 2023)

Appendix 4. Signing of RIMC Agreement with Calamba LGU, Calamba City Hall (September 21, 2023)

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Appendix 5. Grounding Breaking Ceremony at Relocation Site, Brgy. Bagong Silang, San Pedro, Laguna (October 6, 2023)

Appendix 6. Livelihood Validation of Identified Trolley Drivers at Brgy. Sucat, Muntinlupa City (October 17, 2023)

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Appendix 7. Release of payment for San Pedro Landowners (Lot ID 60077) (October 25, 2023)

Appendix 8. DOTr-TESDA Skills Training Event at Barangay Banlic Calamba City, Laguna (December 19, 2023)

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Appendix 9: List of Consultations Conducted from July to December 2023

Date	Category	Venue	Participant	Meeting Name
2023/07/04	Coordination Meeting	GFT Board Room & MS Teams	DOTr, GCR	SC; DOTr-GCR RAP Data Management Meeting
2023/07/04	Coordination Meeting	CLSD Office, Tandang Sora, Quezon City	DOTr, GCR, CLSD	Coordination Meeting with Subcontractor & DOTr
2023/07/10	Coordination Meeting	DOTr Calamba Office	DOTr, GCR	DOTr-GCR Coordination Meeting re Laguna Areas Concern
2023/07/12	Coordination Meeting	Lake View Conference Room Mayors Office, 4F San Pedro City Hall	DOTr, GCR, ONR, DHSUD, SHFC, CLGU, BLGU	LIAC meeting
2023/07/13	Coordination Meeting	PESO Office, Sta. Rosa City Hall (Zoom App)	DOTr, GCR, LGU, CPDO, PESO, SHFC, CUDHAO, PNR, PCUP, CSWDO	LIAC meeting
2023/07/13	Coordination Meeting	Board Room, Greenfield Tower	DOTr, GCR	DOTr PMO and RRE Team Lead and RAP Coordination Meeting
2023/07/13	Coordination Meeting	Mega Tower 24th Floor	DOTr, GCR	SC S04 Case Handler's Consultation Meeting
2023/07/14	Coordination Meeting	Mega Tower 24th Floor	DOTr, GCR	SC S04 Case Handler's Consultation Meeting
2023/07/14	Coordination Meeting	HSD Conference Room, Calamba	DOTr, GCR, SHFC, HOA, DHSUD, LGU, ONR, HOA, CSSD	Joint BSAAC & Social Preparation meeting
2023/07/19	Coordination Meeting	MIAA Administration Building, NAIA Complex Pasay City	DOTr, GCR, MIAA	Coordination Meeting with Manila International Airport Authority (MIAA) regarding Perpetual Easement Agreement on Subterranean
2023/07/20	Coordination Meeting	Bonifacio Technology Center BGC, Taguig	DOTr, GCR, BCDA	Coordination Meeting with Bases Conversion Development Authority (BCDA) regarding Perpetual Easement Agreement on Subterranean
2023/07/20	Coordination Meeting	Barangay Hall of North Daang Hari Taguig City	DOTr, GCR, LGU, Landowner, LO Heirs, Claimant	Dispute-Resolution Meeting with the Landowner and Claimants of Lot 31053 in Barangay North Daang Hari
2023/07/21	Coordination Meeting	CUDHAO Conference Room, Cabuyao	DOTr, SHFC, CHO, BOD, UNO, SHFC, CUDHAO, STVC, LGU, CPDC, BOD, PESO, HOA	LIAC Meeting
2023/07/25	Coordination Meeting	SQA Corporate Center, National Highway, Calamba City, Laguna	DOTr, GCR, Landowner	Coordination Meeting with the Sta. Rosa Landowners
2023/07/25	Coordination Meeting	IBP Tower (GCR Meeting Room 3), Ortigas Center, Pasig City	DOTr, GCR	Coordination Meeting Re: Bi-weekly Parcellary Progress and Updates

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Date	Category	Venue	Participant	Meeting Name
2023/07/27	Coordination Meeting	Conference Room, 3F Binan City Hall	DOTr, GCR, PNR, SHFC, CHSLO, DHSUD, PBHAI, Baque Corporation	Site Selection Committee Meeting
2023/07/27	Coordination Meeting	Binan City Hall, Calamba City Housing and Settlements Conference room, Cabuyao Urban and Development House Office	DOTr, GCR, SHFC, Baque Corp, CLGU	Discussion with the LGUs of Cabuyao, Calamba, Biñan, SHFC and Baque Corporation Re: Acquisition of Final / Potential Resettlement Sites as per Due Diligence Report (DDR) Comments of ADB
2023/07/27	Coordination Meeting	Megatower, Mandaluyong City	DOTr, GCR, NGCP, Meralco	Coordination Meeting with NGCP, Meralco, DOTr and GCR
2023/07/31	Coordination Meeting	Audiovisual Room 2F, Muntinlupa City Hall	DOTr, GCR, PNR, DHSUD, PCUP, SHFC, NHA, CLGU, BLGU	LIAC meeting
2023/08/03	Coordination Meeting	Barangay North Daang Hari	DOTr, GCR	Issuance of Notice of Taking, Due Diligence, and Coordination Activity
2023/08/03	Coordination Meeting	Megatower	DOTr, GCR, LBP	Coordination Meeting with Landbank
2023/08/07	Coordination Meeting	Filinvest Office, #79 Brgy. Highway Hills Mandaluyong City	DOTr, GCR, FLI	Coordination meeting with DOTr PMO, DOTr Civil Team, DOTr LA, GCR Civil Team, GCR SC LA team re Filinvest lots in Sta. Mesa, Manila (Near Maui Oasis)
2023/08/08	Coordination Meeting	Compuserve Land Surveying & Development Co. (CLSD) Office, Tandang Sora, Quezon City	GCR, CLSD	Coordination meeting with the Sub-consultant (CLSD)
2023/08/08	Coordination Meeting	DSHUD Building, Diliman Quezon City	DOTr, GCR, PNR, DHSUD, SHFC	Key Shelter Agency Meeting
2023/08/09	Coordination Meeting	Ceremonial Hall, 4F San Pedro City	DOTr, GCR, SHFC, PNR, DHSUD, HOA, CUDHO, PCUP, CCLDO, CEO, CPDCO, GSO, OM, CSWDO, LGU, STVC	Site Selection Committee Meeting
2023/08/10	Coordination Meeting	9th Floor People's Hall SM Aura Tower Taguig City	DOTr, GCR, SHFC, PNR, Taguig LGU, Taguig PNP, STVC, PCUP	Local Inter Agency Committee (LIAC) Meeting
2023/08/10	Coordination Meeting	21st Floor Board Room Green Field Tower, Mandaluyong City	DOTr, GCR	Follow-up Coordination meeting for SC1 landlock areas
2023/08/10	Coordination Meeting	Pres. Elmer residence, Brgy. Sto Niño, Binan City	DOTr, GCR, HHJV, HOA, PNR	Meeting with HOA re CW Fencing

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Date	Category	Venue	Participant	Meeting Name
2023/08/10	Coordination Meeting	DOTr Calamba Office	DOTr, GCR	DOTr Coordination meeting
2023/08/10	Coordination Meeting	2F Bldg. B, Local Recruitment Agency Room, PESO, Santa Rosa	DOTr, GCR, SHFC, PESO, CUDHO, BLGU	Emergency Meeting with Subcon Members to Discuss Intervention for Trolley Drivers
2023/08/14	Coordination Meeting	Megatower, EDSA, Mandaluyong City	DOTr, GCR, CLSD, NDR	Coordination Meeting with Subcontractor & DOT
2023/08/17	Coordination Meeting	Board Room, 21st Floor GFT Office, Greenfield Tower, Mandaluyong City	DOTr, GCR	DOTr-ROWSA and GCR RAP Team Meeting
2023/08/18	Coordination Meeting	CUDHAO Conference Room, Cabuyao, Laguna	DOTr, GCR, SHFC, BOD, CHO, UNO, HOA, CUDHAO, STVC, CPDC, LGU, PESO, PCUP	LIAC meeting
2023/08/18	Coordination Meeting	PESO City Hall, Muntinlupa City	DOTr, GCR, PESO, UPAO, LEIPO, HDJV, Spy Secity Agency	Livelihood Subcommittee meeting with Hyundai Contractors
2023/08/18	Coordination Meeting	Calamba, Laguna	DOTr, GCR, HOA	Resettlement site visit and Coordination with HOA Leaders re: List of PAPs that will be issued PABATID
2023/08/18	Coordination Meeting	IBP Tower, Ortigas Center, Pasig City; MS Teams	DOTr, GCR	Coordination Meeting with Subcontractor & DOTr
2023/08/22	Coordination Meeting	PESO Room, Santa Rosa City	DOTr, GCR, HOA, CUDHAO, SHFC, LGU	SSC meeting
2023/08/22	Coordination Meeting	DOTr Calamba Office	DOTr, GCR	Coordination meeting between DOTr-GCR re Prioritization of Works
2023/08/22	Coordination Meeting	online via Zoom, PESO City Hall of Santa Rosa	DOTr, GCR, SHFC, PESO, CSWDO, CUDHO, LGU	online: Livelihood Subcommittee meeting
2023/08/23	Coordination Meeting	3F Conference Room, Human Settlements and Livelihood Office, Binan	DOTr, GCR, PNR, ADB, DHSUD, BCHLO, PUDHO, CSWDO, CDDO, CENRO, SHFC, HOA, LGU	LIAC meeting
2023/08/24	Coordination Meeting	PESO Office, Binan City Hall	DOTr, GCR, SHFC, CSWDO, BESU, LGU	Livelihood Subcommittee meeting
2023/08/25	Coordination Meeting	SQA Corporate Center, Calamba Laguna	DOTr, GCR	Meeting Re: Priority Area Handover in Banlic Depot
2023/08/30	Coordination Meeting	Microsoft Teams	DOTr, GCR, HBI	Coordination meeting with Honeycomb Builders, Inc. regarding updates from DOTr
2023/08/30	Coordination Meeting	Lakeview Conference room, San Pedro City Hall	HFC, LGU, DHSUD, CUDHAO	Site Selection Committee meeting

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Date	Category	Venue	Participant	Meeting Name
2023/08/31	Coordination Meeting	6780 Ayala Ave. Makati City	DOTr, GCR, LO heir	Stakeholder Consultation Meeting
2023/08/31	Coordination Meeting	21F GFT Office	DOTr, GCR	LRIP DOTr-GCR Coordination Meeting re Trolley Drivers
2023/08/31	Coordination Meeting	3F Conference room, Human Settlements and Livelihood Office, Binan City Hall	DOTr, GCR, BCHLO, CHSLO, SHFC, PNR, NGO, CHSLO, CSWDO, LGU, HOA, DHSUD, PCUP	Special LIAC meeting
2023/09/05	Coordination Meeting	SQA Calamba	DOTr, GCR	DOTr-GCR SC LA Meeting
2023/09/11	Coordination Meeting	IBP Office	DOTr, GCR	Monthly Coordination Meeting
2023/09/12	Coordination Meeting	IBP Tower	DOTr, GCR	DOTr-GCR Meeting on the Status of Preparation and Completion of Requirements for the Full Approval of Resettlement Action Plans
2023/09/15	Coordination Meeting	Depot Area, Mainline, Brgy. Banlic, Calamba	DOTr, GCR, LGU	Issuance of NoT for Structural Owner
2023/09/19	Coordination Meeting	Greenfield Tower, Mandaluyong City	DOTr, GCR	Coordination Meeting Re: Parcellary Status
2023/09/21	Coordination Meeting	Calamba City Hall	DOTr, GCR, LGU	Ceremonial Signing of Memorandum of Agreement for the Creation of Resettlement Action Plan Implementation and Management Committee
2023/09/21	Coordination Meeting	Sta. Rosa Office	DOTr, GCR	Coordination meeting with GCR and DOTr CW and LA Team regarding Site Access Dates
2023/09/21	Coordination Meeting	SC Room, 24th Floor Mega Tower, Mandaluyong City	DOTr, GCR	Preparatory meeting on the requirements of ADB for the SCRP conditionally approved Resettlement Action Plans
2023/09/26	Coordination Meeting	IBP Office	DOTr, GCR	SC1 Case Handler's Consultation Meeting
2023/09/27	Coordination Meeting	Santa Rosa City	DOTr, GCR	Coordination meeting with GCR and DOTr CW and LA Team regarding Site Access Dates
2023/09/28	Coordination Meeting	Megatower	DOTr, GCR	Livelihood DOTr-GCR Consultation Meeting Megatower Mandaluyong City
2023/09/29	Coordination Meeting	LRTA Pasay	DOTr, GCR	Meeting with USec Chavez and ROWSA
2023/10/02	Coordination Meeting	St. Polycarp Parish Church, Poblacion	DOTr, GCR, Diocese	Second Coordination Meeting with Diocese
2023/10/02	Coordination Meeting	Office of the Barangay Secretary, Barangay Hall of Western Bicutan, Taguig City	DOTr, GCR, BLGU, STVC	STVC Meeting with Barangay Western Bicutan, Taguig
2023/10/03	Coordination Meeting	IBP Tower, San Antonio Pasig City	DOTr, GCR	Calamba Work Prioritization

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2023/10/03	Coordination Meeting	28th floor IBP Tower, Ortigas Pasig City	DOTr, GCR	Case handler's consultation meeting
2023/10/07	Coordination Meeting	United Hills Village Covered Court, Barangay San Martin de Porres, Parañaque City	DOTr, GCR, PNR, LFBJV, SMDP, UHV, HOA	Public Consultation and Orientation in United Hills Village Brgy. San Martin de Porres, Paranaque City
2023/10/03	Coordination Meeting	PESO Office of Councilor Hon. Jayson Souza, Binan City	DOTr, GCR, PNR, SHFC, NIRAS, PESO, BESU, SPI, LGU	Livelihood Subcommittee Meeting
2023/10/04	Coordination Meeting	Brgy. Platero, Binan, Laguna	DOTr, GCR, LGU, Developer	Consultation Meeting Between DOTr and BLGU about Potential Drainage and Flooding Problem in Brgy. Platero, Binan, Laguna
2023/10/05	Coordination Meeting	24F Megatower	DOTr, GCR	Case Handler's Consultation Meeting
2023/10/05	Coordination Meeting	Santa Rosa City Auditorium, City Hall of Santo Rosa	LGU. SHFC, CUDHAO, DHSUD, PNR, PESO, CSWDO	Pre-RRAP in Santa Rosa
2023/10/10	Coordination Meeting	Greenfield Tower 21st flr. Board Room 1	DOTr, GCR, OCG, ADB, PNR,	SC Biweekly Meeting with ADB on Right-of-Way Site Acquisition, Environment, and Civil Works
2023/10/10	Coordination Meeting	Conference Room SQA Calamba Building	DOTr, GCR	Pabatid Pre-Issuance Conference for Brgy. San Vicente
2023/10/11	Coordination Meeting	Mountain View Conference Room, SPD City Hall	DOTr, GCR, SHFC, LGU, CUDHAO, PUDHAO, DHSUD, PNR	LIAC Meeting
2023/10/12	Coordination Meeting	Makati City Hall	DOTr, GCR, SHFC, DHSUD, LGU	SSC Meeting
2023/10/17	Coordination Meeting	24th Floor, Megatower, Ortigas Center, Pasig City	DOTr, GCR	DOTr – GCR NLO and Technical Team Meeting regarding the preparation of reports on Untagged Structures in CP S01- CP S03
2023/10/17	Coordination Meeting	One Tagaytay Hotel, Tagaytay City	DOTr, GCR, PNR. SHFC, DHSUD, ADB, LGU, HOA, CSWDO, CHSLO	RRAP for Binan
2023/10/20	Coordination Meeting	Meeting Room 7, Greenfield Tower, Mandaluyong City	DOTr, GCR, Food Panda	Preliminary meeting with Food Panda for possible synergy for livelihood support for PAPs
2023/10/19	Coordination Meeting	Museo Conference Room, 4th Floor, Museo ng Muntinlupa, Centennial Avenue, City of Muntinlupa	DOTr, GCR, PCUP, DHSUD, SHFC, CLGU, HOA	Muntinlupa Local Inter-Agency Committee - Site Selection Sub-Committee (SSC) Meeting

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Date	Category	Venue	Participant	Meeting Name
2023/10/19	Coordination Meeting	SQA Building, Calamba Laguna	DOTr, GCR	DOTr-GCR Meeting regarding Prioritization and strategizing clearing for Non-Landowner at Binan Station
2023/10/23	Coordination Meeting	SQA Building, Calamba Laguna	DOTr, GCR	Coordination Meeting re: Masterlist of priority areas and upcoming activity of PABATID issuance in Barangays Sto. Niño and San Vicente
2023/10/23	Coordination Meeting	3rd Floor SQA Building, Calamba Site Office	DOTr, GCR	Livelihood Consultation Meeting re. Swimlane and 4Q Workplan for The Affected Landowner Business Owners
2023/10/23	Coordination Meeting	3rd Floor SQA Building Crossing, Barangay Uno, Calamba Laguna	DOTr, GCR	DOTr-GCR SC LA Bi-Weekly Meeting
2023/10/24	Coordination Meeting	28th floor, Board Meeting Room 2 IBP Tower, Ortigas Pasig City	DOTr, GCR	SC1 Case handler's Consultation meeting
2023/10/24	Coordination Meeting	SQA Building, Calamba Laguna	DOTr, GCR	Coordination Meeting re: Masterlist of priority areas and upcoming activity of PABATID issuance in Barangays Sto. Niño and San Vicente
2023/10/25	Coordination Meeting	3rd Floor Admin Office, Calamba City Hall	DOTr, GCR, LGU	Coordination meeting with Calamba LGU regarding status and updates of Banlic Depot and Calamba Mainline with Civil Works Team
2023/10/25	Coordination Meeting	IBP Tower, Pasig City	DOTr, GCR	Coordination Meeting Re: Parcellary and As-built Progress Status
2023/10/25	Coordination Meeting	Mega Tower	DOTr, GCR, ROWSA	ROWSAD (RRE) and SCROWSA Coordination Meeting
2023/10/26	Coordination Meeting	Meeting Rm. 1&2 IBP Tower, Pasig City	DOTr, GCR	Knowledge Sharing on Land Acquisition Documents
2023/10/26	Coordination Meeting	Watami Grill and Sushi Bar, Greenbelt 2, Makati City	DOTr, GCR, TESDA, DAW	Preliminary Meeting with Mid and Top TESDA Officials re Livelihood Partnership (Skill Training)
2023/10/27	Coordination Meeting	Meeting Rooms 1 & 2, IBP Building, Ortigas Centre	DOTr, GCR	DOTr-GCR Coordination Meeting
2023/10/31	Coordination Meeting	Online via Microsoft (MS) Teams	DOTr, GCR	Coordination meeting regarding the next batch issuance of the Notice of Taking for San Pedro LGU
2023/11/07	Coordination Meeting	2/F Conference Room Alabang Peoples Center, Ilaya, Alabang	DOTr, GCR, SHFC, PNR, DHSUD, UPAO, PCUP, LGU, HOA	LIAC Social Preparation Sub-Committee Coordination Meeting
2023/11/07	Coordination Meeting	SQA Building, DOTr Office, Calamba City Hall	DOTr, GCR	DOTr – GCR Knowledge sharing on Payment Processing

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2023/11/08	Coordination Meeting	Taguig City Satellite Office, SM Aura Office Tower, Taguig City	DOTr, GCR, PNR, SHFC, LGU	Coordination Meeting with the City Government of Taguig
2023/11/08	Coordination Meeting	online via zoom	DOTr, GCR, DHSUD, SHFC, HOA, PCUP, CENRO, CPDCO, LGU	Local Inter-Agency Committee (LIAC) Meeting for San Pedro LGU
2023/11/09	Coordination Meeting	IBP Tower 28th Floor	DOTr, GCR	SC S04 Case Handler's Consultation Meeting
2023/11/09	Coordination Meeting	24th Floor Megatower, Mandaluyong City	DOTr, GCR, TESDA, DAR	DOTr-GCR and TESDA Coordination Meeting
2023/11/09	Coordination Meeting	3rd Floor Conference Room, City of Biñan Laguna	DOTr, GCR, SHFC, DHSUD, CHSLO, HOA, LGU, PCUP, CSWDO	BSAAC Deliberation
2023/11/09	Coordination Meeting	3rd Floor SQA Building Calamba	DOTr, GCR	Preparation and discussion of strategy upon issuance of the Notice of Taking (NoT) for San PedroLaguna this coming November 14-17, 2023
2023/11/09	Coordination Meeting	2nd floor PESO Room, City Hall of Santa Rosa Laguna	DOTr, GCR, PESO, SHFC, BLGU	Livelihood Sub-Committee Meeting Santa Rosa
2023/11/10	Coordination Meeting	Brgy. 630, Manila 2A	GCR, Fil Invest	Ground Survey Re-validation
2023/11/10	Coordination Meeting	Rizal Ville, Calamba, Laguna/Barangay Real, City of Calamba Laguna	DOTr, GCR, SHFC, DHSUD, LGU, Baque, PNR	Relocation site monitoring/Constructors Meeting in City Government of Calamba (Rizal Ville Housing Project)
2023/11/13	Coordination Meeting	IBP Tower, Pasig city	DOTr, GCR	Technical Discussion regarding Sketch Plan Generation using ArcGIS Pro
2023/11/15	Coordination Meeting	Ogawa Traditional Restaurant, 5th Ave, BGC	DOTr, GCR, TESDA	3rd Meeting with Mid and Top-level TESDA Officials re Livelihood Partnership (Skill Training)
2023/11/15	Coordination Meeting	online via zoom	DOTr, GCR, UPAO, DHSUD, SHFC, CPDO, PESO, HOA, LGU	Muntinlupa LIAC meeting
2023/11/15	Coordination Meeting	2nd floor CIDA Bldg. CCLDO Office Cabuyao Laguna	DOTr, PNR, STVC, SHFC, CCLDO, CUDHAO, PESO	Livelihood Sub-Committee Meeting Santa Rosa
2023/11/15	Coordination Meeting	Barangay Hall, Banlic Calamba Laguna	DOTr, GCR, BLGU	Initial Courtesy Visit Meeting at Bgy Banlic Calamba Laguna
2023/11/15	Coordination Meeting	Meeting Room 5, 21st Floor, Greenfield Tower, Mayflower St., Mandaluyong City	DOTr, GCR	DOTr-GCR GRM 7th Monthly Meeting
2023/11/17	Coordination Meeting	Mega Tower, Mandaluyong City	DOTr, GCR	Work planning with the Department of Transportation (DOTr) Taguig team regarding the Notice of Taking

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				(NoT) issuance and collection of requirements in Taguig City
2023/11/17	Coordination Meeting	CUDHAO, Cabuyao	DOTr, GCR, DHSUD, SHFC, CCLDO, CUDHAO, BLGU, CHO-I, CSLODO, PUDHO, CPDC, PESO	LIAC meeting
2023/11/22	Coordination Meeting	Cabuyao City Laguna	DOTr, GCR, SHFC, CUDHAO, Assessor, AVECS, PNR, HOA	Site Selection Meeting, Developers Forum Discussion and Site Visitation at Batasan Property
2023/11/22	Coordination Meeting	SQA Building, Calamba Laguna	DOTr, GCR	Strategic Planning with STR-RO
2023/11/24	Coordination Meeting	3rd Floor Conference Room, City Hall of Biñan Laguna	DOTr, GCR, SFHC, CHSLO, DHSUD, CSWD, HOA, BLGU	BSSAC Deliberation
2023/11/28	Coordination Meeting	S06 and S07 Project Sites, SQA Building, Calamba, Laguna	GCR, HOA	ADB Reconnaissance Mission and Debriefing
2023/11/29	Coordination Meeting	Barangay Banlic Calamba, Laguna	DOTr, GCR, LO	Meeting with Landowners in Banlic Depot
2023/12/01	Coordination Meeting	IBP Tower, Ortigas, Pasig City	DOTr, GCR, NDR, CLSD, AC Tiban	Progress Meeting w/ DOTr, CLSD, NDR and AC Tiban
2023/12/01	Coordination Meeting	Megatower	DOTr GCR	Joint assessment/work planning for NoT and Pabatid issuance with DOTr
2023/12/04	Coordination Meeting	Barangay Banlic, Calamba, Laguna	GCR, BLGU	Coordination Meeting with New Barangay Banlic Chairperson and PAPs not included in LRIP's pedicab distribution
2023/12/04	Coordination Meeting	3rd Floor, SQA Bldg, Calamba Laguna	DOTr, GCR	DOTr-GCR Discussion on updated civil works prioritization, rental subsidy mechanism, and other urgent matters
2023/12/05	Coordination Meeting	HSD Office, Calamba City Hall, Calamba Laguna	DOTr, GCR, SHFC, Baque Corp, Meralco, CAO, BLGU, HOA	Joint SSC-SocPrep Meeting
2023/12/05	Coordination Meeting	City Urban Development and Housing Affairs Office, Cabuyao City, Laguna	DOTr, GCR, SHFC, BLGU, CHO-I, PNR, GCV, PUDHAO, PESO, CEO, DILG, CODHAO	SSC Meeting and Special LIAC Meeting
2023/12/06	Coordination Meeting	Primex Tower, Edsa Connecticut San Juan	DOTr, GCR, PSI	Meeting with Secretary Jaime Bautista re the lot of Graciela Eleazar (Lot ID 11339)

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2023/12/06	Coordination Meeting	8 Brgys in Muntinlupa	DOTr, GCR	Activity: Coordination Meeting regarding to Information, Education and Communication for Project, Overview for newly Elected Official in affected barangays in Muntinlupa City and Project Information, Brochure Collection
2023/12/06	Coordination Meeting	SQA Building, Calamba City, Laguna	DOTr, GCR	GCR – DOTr Team Coordination Meeting on SC2 Progress Report
2023/12/07	Coordination Meeting	10th Floor IBP Tower, Ortigas, Pasig City and 24th Floor Mega Tower, Mandaluyong City	DOTr, GCR, SPI	DOTr-GCR Coordination Meeting with SPI-TESDA and with the Office of the Project Manager
2023/12/07	Coordination Meeting	SQA Building Calamba, Laguna	DOTr, GCR	Meeting Re: EJSE and SPA review for LOs in Banlic Depot
2023/12/07	Coordination Meeting	DOTr Office, Mega Tower Bldg., Ortigas Center	DOTr, GCR	Coordination Meeting with DOTr
2023/12/12	Coordination Meeting	CLSD Office, Tandang Sora, Quezon City	GCR, CLSD	Coordination Meeting for with Compuserve Land Surveying & Development Co. (CLSD)
2023/12/12	Coordination Meeting	3rd Floor Cabuyao Retail Plaza, Poblacion Dos, City of Cabuyao Laguna	DOTr, GCR, STVC, CCLDO, SHFC, BLGU, CUDHAO, PESO	Kasanayang Pangkabuhayan (Livelihood Training on Meat Processing) in making Embutido, Burger Patty and Shanghai
2023/12/13	Coordination Meeting	IBP Tower, Ortigas, Pasig City	DOTr, GCR, CLSD	Coordination Meeting Re: Parcellary Issues within Cluster 60009 in San Fernando
2023/12/14	Coordination Meeting	DOTr Office, SQA Building, Calamba City	DOTr, GCR, SPI, TESDA, HDJV, LGU, Food Panda	DOTr Coordination Meeting with TESDA, SPI and Food Panda
2023/12/19	Coordination Meeting	Megatower Building, Mandaluyong City	DOTr, GCR	Economic Viability Assessment Meeting
2023/12/22	Coordination Meeting	Jemaflor Springdale Ville National High way Lalakay Los Banos Laguna	DOTr, GCR	DOTR-GCR SC2 NLO & SCLRIP Workshop and Team Building cum Year-End Assembly
2023/12/29	Coordination Meeting	SQA Building Calamba, Laguna	DOTr, GCR	Year-End Meeting for San Pedro and Banlic Depot

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